

113566

BOOK 128 PAGE 773

MEMORANDUM OF LAND-SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that on September 1, 1991,Clyde Williams

as vendor(s) and

Linnard D. & Velma L. Simpkins

as vendee(s)

made and entered into a certain land-sale contract wherein said vendor(s) agreed to sell to said vendee(s) and the latter agreed to purchase from said vendor(s) the fee-simple title in and to the following described real property in Skamania County, State of Oregon, to-wit: (Tax Parcel # 02-06-34-0-0-0901-00).

That portion of the Northeast Quarter of the Southwest Quarter of Section 34, Township 2 North, Range 6 East of the Willamette Meridian, Skamania County, Washington, Bounded on the north by the North Line of the Southwest Quarter of said Section 34; Bounded on the Westerly side by Duncan Creek; and Bounded on the East Side by a line running parallel with and distant 320 feet west of the East Line of the Southwest Quarter of said Section 34.

The true and actual consideration for the transfer, set forth in said contract, is \$ 15,000, payable \$ 6,000 down on the signing of said contract and the balance payable in ☐ monthly, ☐ quarterly, ☐ semi-annual, ☒ annual installments (indicate which) of not less than \$ 5,000 each; all deferred payments bear interest at the rate of 10% per annum from the date of said contract until paid.

In Witness Whereof the said vendor(s) has executed this memorandum on September 1, 1991.

If the vendor is a corporation it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

NOTE: The foregoing memorandum shall be recorded by the conveyer not later than 15 days after the land sale contract is executed and the parties are bound thereby. ORS 93.635.

(If the signer of the above is a corporation, use the form of acknowledgment opposite, and affix corporate seal.)

STATE OF OREGON,

County of

Skamania

This instrument was acknowledged before me on September 1, 1991, by

Linnard D. Simpkins
Velma L. Simpkins

PUBLIC

Sandra Hamble
Notary Public for Oregon

My commission expires: 12-1-93

STATE OF OREGON

County of

Multnomah

This instrument was acknowledged before me on April 11, 1992, by

Sara Pringle
as Notary
of Oregon

Notary Public for Oregon

Oregon

My commission expires: 5-16-93

Clyde Williams

VENDOR'S NAME AND ADDRESS

Velma & Linnard Simpkins
MPD 20 & Lakeshore Drive
Skamania, WA 98648

VENDEE'S NAME AND ADDRESS

After recording refers to:

Velma & Linnard Simpkins
MPD 20 & Lakeshore Drive
Skamania, WA 98648

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

REAL ESTATE EXCISE TAX

MAY 22 1992

PAID RE EX # 4900 on
7-27-92 JW

SKAMANIA COUNTY TREASURER

FILED FOR RECORD
SKAMANIA CO WASH
BY Velma Simpkins

MAY 22 10 36 AM '92

P. Lowry
AUDITOR
GARY M. OLSON

Glenda J. Kimmel, Skamania County Assessor
By: Glenda J. Kimmel
Parcel # 2-6-34-901

