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SKAMANIA CO. WASH
BY Kiełpinski & Assoc.

After recording return to:

KIEŁPINSKI & ASSOCIATES, P.C.
P. O. Box 510
Stevenson, WA 98648

JUN 12 2 04 PM '96

P. Olson
AUDITOR
GARY M. OLSON

REAL ESTATE EXCISE TAX

18117

JUN 12 1996

PAID 918.00

W. Olson, Deputy

SKAMANIA COUNTY TREASURER

REAL ESTATE CONTRACT

THIS CONTRACT, made and entered into this 17th day of May, 1996, between Jan C. Kiełpinski and Penelope A. Kiełpinski, husband and wife, hereinafter called the "Seller", and Debbie Sullivan, a married woman as her separate property, hereinafter called the "Purchaser".

WITNESSETH: That the Seller agrees to sell to the Purchaser and the Purchaser agrees to purchase from the Seller the following described real estate, with the appurtenances, in Skamania County, State of Washington:

Lot C-46, PLAT OF RELOCATED NORTH BONNEVILLE
SECOND ADDITION, recorded in book B of Plats,
Page 77, Auditor File No. 117032, records of
Skamania County, Washington.

The terms and conditions of this contract are as follows:

Price and Payment Terms

1. The purchase price is Sixty Thousand and 00/100 Dollars (\$60,000.00), of which \$1,000.00 has been paid, the receipt whereof is hereby acknowledged, and the balance of said purchase price shall be paid as follows:

a. Four Hundred Thirty-two and 92/100 Dollars (\$432.92) on or before the 17th day of June, 1996, and a like amount on or before the 17th day of each succeeding calendar month thereafter until the balance of said purchase price shall have been fully paid.

b. The Purchaser further agrees to pay interest on the diminishing balance of said purchase price at the rate of eight per cent (8%) per annum from the 17th day of May, 1996, which interest shall be deducted from each installment payment and the balance of each payment applied in reduction of principal.

c. Purchaser agrees that the entire purchase price, together with interest as specified herein, shall be paid in full not later than seven (7) years from the date of closing; i.e., not later than May 17, 2003, and that the amount of the final payment shall be the total of the principal and interest remaining unpaid at the time of the final payment.

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