

DEED RECORD No. 33

SKAMANIA COUNTY, WASHINGTON

618

Time is of the essence hereof, and in the event the purchaser shall fail to comply with or perform any condition or agreement hereof promptly at the time and in the manner herein required, the seller may elect to declare all of the purchaser's rights hereunder terminated, and upon his doing so, all payments made by the purchaser hereunder and all improvements placed upon the premises shall be forfeited to the seller as liquidated damages, and the seller shall have the right to re-enter and take possession of the property, and if the seller within six months after such forfeiture shall commence an action to procure an adjudication of the termination of the purchaser's rights hereunder, the purchaser agrees to pay the expense of searching the title for the purpose of such action, together with all costs and a reasonable attorney's fee.

IN WITNESS WHEREOF the parties have signed and sealed this contract the day and year first above written.

Frank E DeVorss (Seal)
Patricia A DeVorss (Seal)
Albert Bodda (Seal)
Melinda A. Bodda (Seal)

STATE OF WASHINGTON,)
County of Skamania) ss.

I, the undersigned, a notary public in and for the state of Washington, hereby certify that on this 8th day of August, 1949, personally appeared before me Frank E. DeVorss and Patricia A. DeVorss, husband and wife, to me known to be the individuals described in and who executed the foregoing instrument, and acknowledged that they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal the day and year last above written.

(Notarial Seal affixed)

Raymond C Sly
Notary Public in and for the state of Washington,
residing at Stevenson therein.

NO. 138 SKAMANIA COUNTY TRANSACTION EXCISE TAX PAID AUG 29 1951 AMOUNT exempt COUNTY TREASURER BY Julia Lee Dep.

Filed for record August 29, 1951 at 2-35 p. m. by Melinda A. Bodda.

John C. Macthies
Skamania County Auditor

#42915

State of Washington to Underwood Fruit and Warehouse Company

DEED-GRANTED LANDS sold subsequent to June 7, 1911.

STATE OF WASHINGTON IN CONSIDERATION OF One Thousand Four Hundred and no/100 (\$1,400.00) Dollars, the receipt of which is hereby acknowledged, the State of Washington does hereby grant, bargain, sell and convey unto Underwood Fruit and Warehouse Company, its heirs and assigns, the following described Escheat lands situated in Skamania County, Washington, to-wit:

Lots 4 and 5 of Block 1 of the Town of Underwood, Skamania County, State of Washington.
This sale is intended to convey only that title obtained by the State of Washington through escheat proceedings, being Cause No. P-1919 in the Superior Court of Skamania County.

The above described lands are sold subject to all the provisions of Chapter 109 of the Session Laws of 1911, to which reference is hereby made, and which shall be as binding upon the grantee and any successor in interest of said grantee as though set out at length herein.

"The grantor hereby expressly saves, excepts and reserves out of the grant hereby made, unto itself, its successors and assigns forever, all oils, gases, coal, ores, minerals and fossils of every name, kind or description, and which may be in or upon said lands above described, or any part thereof, and the right to explore the same for such oil, gases, coal,