

of the real estate on October 1, 1951 and be entitled to retain possession so long as purchaser is not in default in carrying out ther terms hereof; and (4) that, upon default, forfeiture may be declared by notice sent by registered mail to the address of the purchaser, or his assigns, last known to the seller.

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 expenses 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.

William R Acton (Seal)

Frances M. Acton (Seal)

Charles M. Mann (Seal)

Leah M. Mann (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 26th day of September 1951, personally appeared before me William R. Acton and Frances M. Acton 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)

Robert J. Salvesen  
Notary Public in and for the state of Washington,  
residing at Stevenson

NO. 168 SKAMANIA COUNTY TRANSACTION EXCISE TAX PAID SEP 26 1951 AMOUNT 85.00 COUNTY TREASURER BY Julia Lee, Dep.

Filed for record September 26, 1951 at 3-45 p. m. by C. E. Chanda.

*John C. Wackler*  
Skamania County Auditor

#43026

R. W. Ogle, et ux to Jane Hansen

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That R. W. Ogle and Elma Ogle, his wife, <sup>grantors</sup> in consideration of Ten (\$10.00) no/100 Dollars, and other good and valuable consideration to them paid by Jane Hansen 1735 N. E. Marine Drive, Portland Oregon, grantee do hereby grant, bargain, sell and convey unto the said grantee, her heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of Skamania and State of Washington bounded and described as follows, to-wit:

The north half of section 14 T. 3 N. Range 8 East W. M., excepting 17 acres more or less deeded to B. E. Larsen and recorded in Deed record of Skamania County, State of Washington.

To Have and to Hold the above described and granted premises unto the said grantee, her heirs and assigns forever.

And the grantors do covenant that they are lawfully seized in fee simple of the above granted premises free from all incumbrances, and that they will and their heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

Witness our hands and seals this 1st day of September, 1951.

R. W. Ogle (SEAL)

Elma Ogle (SEAL)

STATE OF OREGON, )  
County of Lincoln ) ss.

On this 1st day of September, 1951, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named R. W. Ogle and Elma Ogle, his wife, who are known to me to be the identical individuals described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

(Notarial Seal affixed)

Ernest R. Blair  
Notary Public for Oregon.  
My Commission expires Oct. 8, 1954

\$9.35 USIR Stamps and \$8.50 State Stamps affixed, cancelled "SCATCo RJS 9-27-51"

NO. 169 SKAMANIA COUNTY TRANSACTION EXCISE TAX PAID SEP 27 1951 AMOUNT \$85.00 COUNTY TREASURER BY Mabel J Jeter

Filed for record September 27, 1951 at 10-00 p. m. by R. J. Salvesen.

*John C. Wackter*  
Skamania County Auditor

#43041

Roy R. Howell, et ux to Harvey F. Hammell, et ux

REAL ESTATE CONTRACT

THIS CONTRACT, made this 29th day of October, 1949 between Roy R. Howell and Hulda D. Howell, husband and wife hereinafter called the "seller" and Harvey F. Hammell and Fern E. Hammell husband and wife hereinafter called the "purchaser,"

WITNESSETH: The seller agrees to sell to the purchaser, and the purchaser agrees to purchase of the seller the following described real estate with the appurtenances, situate in Skamania County, Washington:

Lot four (4) in Block two (2) of Bonnevista Addition to the Town of North Bonneville, according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington.

Free of incumbrances, except: No exceptions

On the following terms and conditions: The purchase price is Six thousand and no/100 (\$6000.00) dollars, of which Five hundred and no/100 (\$500.00) dollars has been paid, the receipt whereof is hereby acknowledged, and the purchaser agrees to pay the balance of said purchase price as follows: