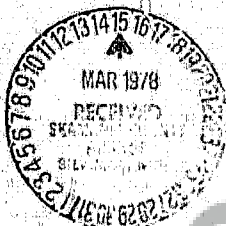


REAL PROPERTY MORTGAGE

KNOW ALL MEN BY THESE PRESENTS: That DENNIS R. SMITH and KAREN L. SMITH, husband and wife, hereinafter referred to as "Mortgagor" does by this instrument mortgage unto THELMA E. FANNING, a widow, hereinafter referred to as "Mortgagee", the following described real property situated in Skamania County, State of Washington, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO
FOR DESCRIPTION OF THE PROPERTY
ENCUMBERED HEREIN.



This mortgage is given to secure the performance of the covenants herein contained and the payment of the sum of TWO THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$ 2,500.00), plus interest, according to the terms of one certain promissory note executed by Mortgagor to Mortgagee bearing even date herewith, and secures any extensions or renewals of the same.

The Mortgagor covenants that he is lawfully seized of the property above described in fee simple, and that Mortgagor has the lawful right to mortgage the same as herein provided; that the real property herein described is free of all liens or encumbrances except as may be described above; that Mortgagor will seasonably pay all taxes and municipal or other governmental assessments of every kind and nature hereafter levied on the property during the term of this mortgage; that Mortgagor will use or occupy the property in a lawful manner, will permit or suffer no waste of the same, and will maintain the property and its improvements, if any, in a good state of repair, and Mortgagor covenants in all things concerning the mortgaged premises to manage and protect the same so as to preserve rather than to diminish the Mortgagee's security interest therein. In event Mortgagor shall fail to seasonably pay the several sums hereinabove mentioned, or shall otherwise fail or neglect to perform the covenants of this mortgage, then Mortgagee may, at his election, pay any such sums or otherwise perform said covenants,

and any sums so paid or incurred by Mortgagee thereby shall be forth-
with repayable by Mortgagor on demand, and any such sums shall like-
wise be secured by the lien of this mortgage.

Time is of the essence of this mortgage. If Mortgagor
shall default in the payment of the sums secured hereby, or shall
fail or neglect to perform the several terms and conditions of this
mortgage, then all sums secured hereby shall become immediately due
and payable at the option of Mortgagee, and the Mortgagee, at his
election, may proceed to foreclose this mortgage as provided by law.
In event of any such foreclosure action, or in event Mortgagee shall
become obligated to institute or defend any suit or action to protect
the priority and lien of this mortgage, or to preserve the mortgaged
premises, then Mortgagor covenants to pay such sum as the court shall
adjudge reasonable as attorney fees in said suit, together with the
costs of any such action and the necessary expense of searching public
records concerning the mortgaged premises.

ADDITIONAL COVENANTS: NONE

IN WITNESS WHEREOF, the Mortgagor has executed this instru-
ment this 9th day of February, 1978.

Dennis R. Smith
Dennis R. Smith

Karen L. Smith
Karen L. Smith

STATE OF WASHINGTON)
County of Clark) ss.

On this day personally appeared before me DENNIS R. SMITH,
and KAREN L. SMITH, to me known to be the individuals
described in and who executed the within and foregoing instrument, and
acknowledged that they signed the same as their free and voluntary
act and deed, for the uses and purposes therein mentioned.

March GIVEN under my hand and official seal this 9th day of
February, 1978.

Phillip H. Burruss
Notary Public in and for the State
of Washington, residing at Chambers

Those portions of the Northwest quarter of the Northwest quarter of Section 34, Township 2 North, Range 1 East of the Willamette Meridian, as follows:

PARCEL 1:

BEGINNING at the Southeast corner of the Northwest quarter of the Northwest quarter of said Section 34, thence North $0^{\circ}40'49''$ West along the East line of said Northwest quarter of the Northwest quarter of Section 34, 454.74 feet; thence South $77^{\circ}12'20''$ West 51.46 feet to a point on the South edge of a 60 foot wide driveway; thence continuing South $77^{\circ}12'20''$ West along the South edge of the said 60 foot wide driveway 739.55 feet; thence continuing South $77^{\circ}12'20''$ West 14.75 feet; thence around the outside of a 45 foot cul-de-sac 187.47 feet which is to the left of the cord which bears North $52^{\circ}34'16''$ West 23.63 feet and the true point of beginning; thence North $55^{\circ}34'01''$ West 364.11 feet; thence North $14^{\circ}59'26''$ East 239.43 feet; thence South $71^{\circ}29'40''$ East 233.93 feet to the West edge of a 30 foot driveway; thence South $68^{\circ}31'03''$ East along the said driveway 60 feet to a 60 foot wide driveway; thence across the center of a 45 foot radius cul-de-sac 59.75 feet which is the right of a cord which bears South $2^{\circ}00'37''$ East 55.45 feet to the true point of beginning.

BEARING, the width of 30 feet of said driveway is reserved to increase the aforesaid 30 foot driveway to 60 feet in width.

PARCEL 2:

BEGINNING at the Southeast corner of the Northwest quarter of the Northwest quarter of said Section 34, thence North $0^{\circ}40'49''$ West along the East line of said Northwest quarter of the Northwest quarter of Section 34, 454.74 feet; thence South $77^{\circ}12'20''$ West 51.46 feet to a point on the South edge of a 60 foot wide driveway; thence continuing South $77^{\circ}12'20''$ West along the South edge of the said 60 foot wide driveway 739.55 feet; thence continuing South $77^{\circ}12'20''$ West 14.75 feet; thence around the outside of a 45 foot cul-de-sac 187.47 feet which is to the left of the cord which bears North $52^{\circ}34'16''$ West 23.63 feet and the true point of beginning; thence North $55^{\circ}34'01''$ West 364.11 feet; thence North $14^{\circ}59'26''$ East 239.43 feet; thence South $71^{\circ}29'40''$ East 233.93 feet to the West edge of a 30 foot driveway; thence South $68^{\circ}31'03''$ East along the said driveway 60 feet to a 60 foot wide driveway; thence across the center of a 45 foot radius cul-de-sac 59.75 feet which is the right of a cord which bears South $2^{\circ}00'37''$ East 55.45 feet to the true point of beginning.

BEARING, the width of 30 feet of said driveway is reserved to increase the aforesaid 30 foot driveway to 60 feet in width.

AND WHEREAS the said parcels are situated in the Northwest quarter of the Northwest quarter of said Section 34, and are over the same there is a right of way for a water pipeline running from the tract to the water in the West half of the Northwest quarter of said Section 34, said Township and Range, including the right to enter upon said property at various times for the inspection and maintenance of said pipe, and pipeline, which water right is now reserved and will be enjoyed by other parties equally with the same.

EXHIBIT "A"