

88479

BOOK 6 PAGE 155

SK11339

2-5-34-800

## ROAD MAINTENANCE AGREEMENT

It is agreed that all property owners that own land on the roads as recorded in Volume 74, Page 570 #86117, Skamania County Deed Records, or the roads now known as Wantland Road, Georgene Lane, Sprinkel Road, will on or about the 15th of August each year and every year thereafter, beginning August 15, 1979, by separate bid from at least three independent contractors maintain or exceed the condition of said road tract. This cost will be shared equally by all property owners. If the property owner does not pay his equal share, a lien will be placed against that property owners' portion of land as recorded.

If any property owner of his constituents causes or creates excess wear or damage to said road(s), that party will stand liable and pay costs required to recondition road back to its prior condition.

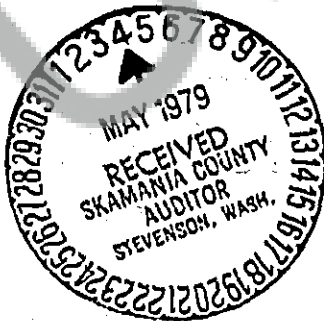
Seller

Buyer

Seller

Buyer

88479



REGISTERED	2
INDEXED	BIL
INDIRECT	
RECORDED	
COMPARED	
MAILED	

STATE OF WASHINGTON }  
COUNTY OF SKAMANIA }

I HEREBY CERTIFY THAT THE WITHIN  
INSTRUMENT OF WRITING, FILED BY Skamania Co Title Co  
OF Stevenson, Wa  
AT 3:45 PM May 4 1979  
WAS RECORDED IN BOOK 6  
OF April/June AT PAGE 155  
RECORDS OF SKAMANIA COUNTY, WASH.  
W P Todd  
COUNTY AUDITOR  
B Babcock  
REC'D

1. Purchaser agrees to pay the real estate brokers fees in the amount of \$19,500.00, which shall be in the form of a note and applied as down payment.
2. Purchaser agrees to pay sellers Escrow fee, title policy cost, excise tax, revenue stamps and recording fees, which shall be applied toward the principal balance of the mortgage.
3. Seller to convey property by means of statutory form Warranty Deed and carry back a first mortgage in the amount of \$175,500.00.
4. Purchaser agrees to pay the balance of the mortgage within fifteen years of closing. The declining balance of the mortgage shall bear interest at the rate of <sup>10 7/8%</sup> ~~7%~~ annually beginning 180 days from closing. Such interest shall be due and payable <sup>JS</sup> ~~JS~~ annually.
5. Seller to grant deeds on a per acre basis for each \$3,500.00 reduction of principal balance.
6. Purchaser declares that their intent is to resell subject property at a profit, so this offer is subject to county approval of septic permits, and purchaser's approval of feasibility study, which is to be completed within 103 days of acceptance of this offer. Feasibility study is to be paid for by the purchaser.

