

WITNESSETH: That in consideration of the mutual covenants and agreements herein contained, the seller agrees to sell unto the buyer and the buyer agrees to purchase from the seller all of the following described lands and premises situated in Skamania County, State of Washington, to-wit:

It is understood and agreed that the Buyers have no personal liability under this Agreement and that Sellers remedy in event of default is to declare this contract null and void and to recover the unreleased portion of the property and retention of the payments previously made.

Seventy-three

for the sum of Thirty-nine Thousand Two Hundred and no/100 Dollars (\$ 39,273.00)
(hereinafter called the purchase price) on account of which Eight Thousand Two Hundred Seventy-
three and no/100 Dollars (\$ 8,273.00) is paid on the execution hereof (the receipt of which is
hereby acknowledged by the seller), and the remainder to be paid to the order of the seller at the times and in
amounts as follows, to-wit:

3 years interest only payments, then 15 years of
annual payments, each payment to be 1/15th of No. 2007
original balance owed together with interest at
7% per annum; with deed releases upon separate TRANSACTION EXCISE
payment at \$25.00 per front foot measured along
the Washougal River with a minimum of 100 feet JUL - 2 1973
each release; buyer shall prepare and present Amount Paid 392.72
deeds for all deed releases. 228.44 and 164.28
Shamona Company, Treasurer

deeds for all deed releases.

[illegible]

per cent per annum on U.S.O.D. basis. Interest shall be paid quarterly in advance on the minimum net cash payments above required. Taxes on said premises for the current tax year shall be prorated between the parties on the basis of the number of months each party occupies the premises.

The buyer shall be entitled to possession of said lands on _____, 1973, and may retain such possession, so long as the seller remains in possession of said premises, until the seller pays to the buyer the sum of \$_____ per month or hereafter.

He is not in default under the terms of this contract. The buyer agrees that at all times he will keep the Building on said premises free from mechanic's liens and claims of all persons and will not suffer or permit any work or stop work on said premises to be done by him or his agents, subcontractors, or attorneys, or be instituted by him in defending against such claims, and will defend and indemnify the seller against all such claims, and all other liens and save the seller harmless therefrom, and against all claims, and all such water rents, public utility charges, taxes, and other charges, that at buyer's expense, he will pay, and that he will pay all taxes upon said premises, all promptly before the same are due, and that he will pay to the seller an amount equal to the sum of the net cash payments on said premises, plus any loss or damage by fire (with extended coverage) or any amount of insurance and keep insured all buildings now or hereafter erected on said premises, and will deliver to the seller as soon as insured, now if the buyer is not insured, a certificate of insurance for the full value of the buildings insured, and will keep them insured for the full value of the buildings insured.

_____ in a company or companies _____ factory in the seller, with loss payable first to the seller and then to the buyer; at _____ delivered to the seller as soon as insured. Now if the buyer is not insured, a certificate of insurance for the full value of the buildings insured, and will keep them insured for the full value of the buildings insured.

[illegible][illegible]

The buyer further agrees that failure of the seller to deliver the goods shall constitute a breach of the contract and the seller shall have no right to rescind or to enforce the same, and the buyer shall have no right to return the goods or to demand a refund of the purchase price. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$39,273.00. (However, the actual consideration consists of or includes other property or value given or promised which is not taken into consideration (indicate which).) In case suit or action is instituted to enforce this contract or to enforce any of the provisions hereof, the buyer agrees to pay such sums as the court may adjudge reasonable as attorney's fees to be allowed plaintiff in said suit or action and if an appeal is taken from any judgment or decree of the trial court, the buyer further promises to pay such sums as the appellate court shall adjudge reasonable as plaintiff's attorney's fees on such appeal. (If the buyer may be more than one person) that if the contest so requires, the time

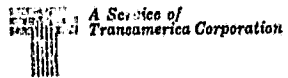
IN WITNESS WHEREOF, said parties have executed this instrument in duplicate; if either of the undersigned is a corporation, it has caused its corporate name to be signed and its corporate seal affixed hereto

derigned in a corporation, it has caused its corporate name
by its officers duly authorized thereto by order of its board of directors.
CHAMBERLAIN PROPERTIES, INC.
BY W. C. Mills, Jr. President

Fred M. Lewis
C. Mills, Jr.
BY: Donald E. Ketterer
Sam H. Brown
Not a valid signature. If not acceptable, the signature must be written in ink.

IMPORTANT NOTICE: Delivery by filing out, whichever phrase and whichever warranty (A) or (B) is not applicable, if warranty (A) is applicable and if the seller is a trader, an such word is defined in the Truth-in-Lending Act and Regulation 1, the seller must comply with the Act and Regulation by making required disclosures for this purpose. Regulation 1, the seller must comply with the Act and Regulation by making required disclosures for this purpose. The Bureau-Loan Form No. 103 or similar notice the contract will be between a first lien to finance the purchase of a new home, the Bureau-Loan Form No. 1307 or similar.

hold (i), if not applicable, should be deleted; see Oregon Revised Statutes, Section 93.030. (Notarized acknowledgment on reverse).




Transamerica Title Insurance Co

409 S.W. Ninth Ave.

Portland, Oregon 97205

Both the Seller and the Husband Purchaser agree that attached document is in form acceptable to them.

Seller- CHATEAU PROPERTIES INC.


 R. J. KITTLESON, PRES.


 DONALD E. KITTLEBERG, SEC. TREAS.

Buyer-


 FRED M. LEWIS


 J. S. MILLS, JR.


 SAM E. BROWN


FORM No. 24—ACKNOWLEDGMENT—CORPORATION.

STEVENS-HESS LAW FIRM, CO., PORTLAND, ORE.

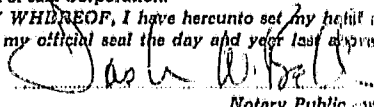
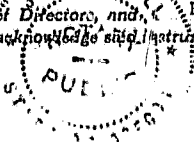
STATE OF OREGON,

County of Multnomah } ss.
 before me appeared R. J. KITTLESON
 DONALD E. KITTLEBERG

On this 24 day of May, 1973,
 and both to me personally known, who being

duly sworn, did say that he, the said R. J. KITTLESON
 is the President, and he, the said DONALD E. KITTLEBERG
 is the Secretary Treasurer of CHATEAU PROPERTIES, INC.,
 the within named Corporation, and that the seal affixed to said instrument is the corporate seal of said Corporation,
 and that the said instrument was signed and sealed in behalf of said Corporation by authority of its Board
 of Directors, and R. J. KITTLESON and DONALD E. KITTLEBERG
 acknowledge said instrument to be the free act and deed of said Corporation.

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


 Notary Public for Oregon.
 My Commission expires January 24, 1977.


SOUTH PORTION TRACT "C"

The West half of the West half of Section 23, T2N, R5E, WM, Skamania County, Washington.

EXCEPT the North 2,500.0 feet thereof; and

EXCEPT a tract of land and an easement for a road right of way conveyed to the State of Washington, Department of Fisheries, by deeds dated June 3, 1954, and recorded at pages 185 and 189 of Book 38 of Deeds, Records of Skamania County, Washington; and

EXCEPT that portion of the $W\frac{1}{2}$ of the $W\frac{1}{2}$ of the said Section 23 lying westerly of the center of the channel of the Washougal River; and

EXCEPT that portion thereof lying easterly of a line 30 feet easterly of and parallel to the following described center line of an existing 66 foot road: Beginning at a point on the south line of the tract of land conveyed to the state of Washington, department of Fisheries, dated June 3, 1954, and recorded June 16, 1954, at page 185 of Book 38 of Deeds, Records of Skamania County, Washington, said point being 200 feet south and 350 feet east of the northwest corner of said section 23; thence south $45^{\circ} 20'$ west 290 feet; thence south $38^{\circ} 50'$ west 90 feet; thence south $09^{\circ} 20'$ east 170 feet; thence south 31° east 225 feet; thence south $13^{\circ} 40'$ west 270 feet; thence south 05° east 480 feet; thence south $20^{\circ} 30'$ west 790 feet; thence south 02° east 515 feet; thence south 05° east 1,200 feet; thence south $01^{\circ} 40'$ west 370 feet to the end of said existing road; and

EXCEPT that portion thereof lying easterly of the following described line: Beginning at a point 30 feet east of the last described point on said center line; thence 30 feet west, more or less, to a point 100 feet from the easterly bank of the Washougal River at mean high water; thence southerly along a course parallel to and 100 feet from the easterly bank of the Washougal River at mean high water to an intersection with the south line of said Section 23.

TOGETHER WITH a non-exclusive reciprocal easement for ingress, egress and utilities over and across the Easterly 30 feet of the following described tract, to wit:

That portion of the Northeast Quarter of the Northwest Quarter of Section 34, Township 2 North, Range 5 East, Willamette Meridian lying Westerly of a line 250 feet distant in an Easterly direction from the Easterly bank of the Washougal River at mean high water, and Easterly of the center of the channel of the Washougal River.

ALSO a non-exclusive reciprocal easement for ingress, egress and utilities over and across the following described tracts, to wit:

All that portion of the South Half of the Southwest Quarter of Section 26, Township 2 North, Range 5 East, Willamette Meridian, lying Northwesterly of a line 250 feet distant in a Southeasterly direction from the Easterly bank of the Washougal River at mean high water.

AND ALSO that part of the East 900 feet of the Southeast Quarter of Section 27, Township 2 North, Range 5 East, Willamette Meridian, that lies Southeasterly of the center of the channel of the Washougal River and Northerly of a line 250 feet Southerly of and parallel with the South bank of the Washougal River.

ALSO a non-exclusive reciprocal easement for ingress, egress and utilities over and across the following described tracts, to wit:

A 30 foot tract lying Easterly of and adjacent to the following described line: Beginning at a point on the South line of the tract of land conveyed to the State of Washington, Department of Fisheries, dated June 3, 1954, and recorded June 16, 1954, at page 185, Book 38 of Deeds, Records of Skamania County, Washington, said point being 200 feet South and 850 feet East of the Northwest corner of said Section 23; thence south $45^{\circ} 20'$ West 290 feet; thence South $38^{\circ} 50'$ West 90 feet; thence South $09^{\circ} 20'$ East 170 feet; thence South 31° East 225 feet; thence South $15^{\circ} 40'$ West 270 feet; thence South 03° East 480 feet; thence South $20^{\circ} 30'$ West 790 feet; thence South 02° East 515 feet; thence South 05° East 1,200 feet; thence South $01^{\circ} 40'$ West 870 feet to the end of said existing road.

A 30 foot tract lying Easterly of and adjacent to the following described line: Beginning at a point 30 feet East of the last described point on the above described line, thence West 30 feet more or less, to a point that is 100 feet East of the Easterly bank of the Washougal River at mean high water, said point being the True Point of Beginning hereof; thence Southerly, along a course parallel with and 100 feet Easterly from the Easterly bank of the Washougal River at mean high water, to an intersection with the South line of said Section 23 and the end of said line.

ALSO a non-exclusive reciprocal easement for ingress, egress and utilities over and across the Southerly 30 feet of the following described tract, to wit:

That portion of the Southeast Quarter of Section 27, Township 2, North, Range 5 East, Willamette Meridian, lying Northerly of a line 250 feet distant in a Southerly direction from the Southerly bank of the Washougal River and Southerly of the channel of the Washougal River. EXCEPT the East 900 feet of the Southeast Quarter.

RESERVING HOWEVER, unto the Grantor, his heirs and assigns a non-exclusive reciprocal easement for ingress, egress and utilities over and across the following described tracts, to wit:

A 30 foot tract lying Easterly of and adjacent to the following described line: Beginning at a point on the South line of the tract of land conveyed to the State of Washington, Department of Fisheries, dated June 3, 1954, and recorded June 16, 1954, at page 185, Book 38 of Deeds, Records of Skamania County, Washington, said point being 200 feet South and 850 feet East of the Northwest corner of said Section 23; Thence South $45^{\circ} 20'$ West 290 feet;

thence South $38^{\circ} 50'$ West 90 feet; thence South $09^{\circ} 20'$ East 170 feet; thence South 31° East 225 feet; thence South $15^{\circ} 45'$ West 270 feet; thence South 05° East 480 feet; thence South $02^{\circ} 30'$ West 790 feet; thence South 02° East 515 feet; thence East $04^{\circ} 05'$ East 1,200 feet; thence South $01^{\circ} 40'$ West 870 feet to the end of said existing road.

A 30 foot tract lying Easterly of and adjacent to the following described line: Beginning at a point 30 feet East of the last described point on the above described line, thence West 30 feet, more or less, to a point that is 100 feet East of the Easterly bank of the Washougal River at mean high water, said point being the True Point of Beginning hereof; thence Southerly, along a course parallel with and 100 feet Easterly from the Easterly bank of the Washougal River at mean high water, to an intersection with the South line of said Section 23 and the end of said line.