

First National  
Trust & Savings Company  
RECORDING TITLE DIVISION

## REAL ESTATE CONTRACT

THIS CONTRACT, made and entered into this

15th day of

September, 1973

between H. S. Ward and Mary Ellen Ward, his wife

hereinafter called the "seller," and George L. Diderman, a single woman, hereinafter called the "purchaser,"

witnesseth, that the seller agrees to sell to the purchaser and the purchaser agrees to purchase from the seller the following

described real estate, with its appurtenances, in the County, District of Columbia:

Lot 16 (6), Subdivision No. 1, as per the duly recorded plat thereof,  
subject to its original record.



The terms and conditions of this contract are as follows: The purchase price is

Seventy thousand Five hundred Dollars.

Fifty thousand Dollars

\* been paid, the residue whereof is hereby acknowledged, and the balance of said purchase price shall be paid as follows:

\* Seventy Dollars or more at purchaser's option on or before the 15th day of October, 1973 (\$70.00) Dollars, of which

\* and Seventy Dollars or more at purchaser's option on or before the 15th day of each succeeding calendar month until the balance of said (\$70.00) Dollars have

purchase price shall have been fully paid. The purchaser further agrees to pay interest on the diminishing balance of said purchase price

at the rate of eight (8) per cent per annum from the 1st day of September, 1973 (\$80.00) Dollars,

which interest shall be deducted from each installment payment and the balance of each payment applied in reduction of principal.

All payments to be made hereunder shall be made at 2200 1st Street, N.W., Washington, D.C. 20001.

or at such other place as the seller may direct in writing.

\* Buyer to pay no estate taxes on sale.

TRANSACTION EXCISE TAX

OCT 1 1973

Paid in Full \$75.00

Richard L. Diderman

Shelton County Treasurer

B. George Diderman

As referred to in this contract, "date of closing" shall be the 15th day of September, 1973.

(1) The purchaser assumes and agrees to pay before delinquency all taxes and assessments that may be levied against and granted to the seller, but not a lien on said real estate; and if by the terms of this contract the purchaser has assumed payment of any such taxes, contract or other encumbrance, or has assumed payment of or agreed to purchase subject to any taxes or assessments now a lien on said real estate, the purchaser agrees to pay the same before delinquency.

(2) The purchaser agrees until the purchase price is fully paid, to keep the buildings now and hereafter placed on said real estate not only in the actual and value thereof against loss or damage by both fire and windstorm in a company now a lien on said real estate, but also to the seller's benefit, as his interest may appear, and to pay all premiums therefor and to deliver all policies and renewals thereof to the seller.

(3) The purchaser agrees that full inspection of said real estate has been made and that neither the seller nor his interest shall be held in any manner or condition of any improvements thereon nor shall the purchaser or seller or the heirs of either be held to any obligation or liability in respect for alterations, improvements or repairs unless the covenant or agreement related to a capital of heretofore or is in writing and shall be made a part of this contract.

(4) The purchaser agrees to assume all liability for damage to or destruction of any improvements now on a lot and agree to pay or after placed thereon, and in the selling of said real estate or any part thereof for public use, and agrees that to each side of destruction or change shall constitute a failure of consideration. In case any part of said real estate is taken for public use, the portion of the consideration awarded to the purchaser after payment of reasonable expenses of procuring the same shall be paid to the seller and applied as payment on the purchase price herein unless the seller elects to allow the purchaser to apply all or a portion of such consideration award to the building or improvements on the real estate. In case of damage or destruction of such improvements, the proceeds of such insurance shall be paid to the purchaser and the same shall be devoted to the reconstruction or rebuilding of such improvements within a reasonable time when purchase price and said proceeds shall be paid to the seller for application on the purchase price herein.

(5) The seller has delivered or agrees to deliver within 15 days of the date of closing, a purchaser's policy of title insurance in standard form, or a contract from title insurance company, insuring the purchaser in the full amount of said purchase price against loss or damage by reason of defect in seller's title to said real estate as of the date of closing and costs of no more than one percent of the purchase price.

\* Excluded general exceptions appearing on a lead policy form.

\* There is no obligation on the part of the seller to contract the purchaser to assume, or as to which the conveyance hereunder is to be made, of any and all.

\* Any existing contract or contracts with which this contract is made, and any mortgage or other obligation, with which this contract agrees to pay, none of which for the purpose of the paragraph (1) shall be deemed defects in seller's title.

Pioneer National  
Title Insurance Company

2004年12月24日 星期三

# REAL ESTATE CONTRACT

THIS CONTRACT, made and entered into this

1998

1975, 1976

1. J. Ward and Mary Jane Ward, his wife

brother called the "elder," and brother J. Dickerson, a single woman or two, some large,

Landis also called the "Zerk case."

WITNESSETH: That the seller agrees to sell to the purchaser and the purchaser agrees to purchase from the seller the following  
 parcel of real estate, with the appurtenances, in \_\_\_\_\_  
 County, State of Washington:

01 300017

County, State of Washington

Lot #14 (6), WARD ACHES, TRACT, as per the duly recorded plat thereof.  
Subject to an easement of record.



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... ..

1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, 2048, 2049, 2050, 2051, 2052, 2053, 2054, 2055, 2056, 2057, 2058, 2059, 2060, 2061, 2062, 2063, 2064, 2065, 2066, 2067, 2068, 2069, 2070, 2071, 2072, 2073, 2074, 2075, 2076, 2077, 2078, 2079, 2080, 2081, 2082, 2083, 2084, 2085, 2086, 2087, 2088, 2089, 2090, 2091, 2092, 2093, 2094, 2095, 2096, 2097, 2098, 2099, 2100, 2101, 2102, 2103, 2104, 2105, 2106, 2107, 2108, 2109, 2110, 2111, 2112, 2113, 2114, 2115, 2116, 2117, 2118, 2119, 2120, 2121, 2122, 2123, 2124, 2125, 2126, 2127, 2128, 2129, 2130, 2131, 2132, 2133, 2134, 2135, 2136, 2137, 2138, 2139, 2140, 2141, 2142, 2143, 2144, 2145, 2146, 2147, 2148, 2149, 2150, 2151, 2152, 2153, 2154, 2155, 2156, 2157, 2158, 2159, 2160, 2161, 2162, 2163, 2164, 2165, 2166, 2167, 2168, 2169, 2170, 2171, 2172, 2173, 2174, 2175, 2176, 2177, 2178, 2179, 2180, 2181, 2182, 2183, 2184, 2185, 2186, 2187, 2188, 2189, 2190, 2191, 2192, 2193, 2194, 2195, 2196, 2197, 2198, 2199, 2200, 2201, 2202, 2203, 2204, 2205, 2206, 2207, 2208, 2209, 2210, 2211, 2212, 2213, 2214, 2215, 2216, 2217, 2218, 2219, 2220, 2221, 2222, 2223, 2224, 2225, 2226, 2227, 2228, 2229, 2230, 2231, 2232, 2233, 2234, 2235, 2236, 2237, 2238, 2239, 2240, 2241, 2242, 2243, 2244, 2245, 2246, 2247, 2248, 2249, 2250, 2251, 2252, 2253, 2254, 2255, 2256, 2257, 2258, 2259, 2260, 2261, 2262, 2263, 2264, 2265, 2266, 2267, 2268, 2269, 2270, 2271, 2272, 2273, 2274, 2275, 2276, 2277, 2278, 2279, 2280, 2281, 2282, 2283, 2284, 2285, 2286, 2287, 2288, 2289, 2290, 2291, 2292, 2293, 2294, 2295, 2296, 2297, 2298, 2299, 2300, 2301, 2302, 2303, 2304, 2305, 2306, 2307, 2308, 2309, 2310, 2311, 2312, 2313, 2314, 2315, 2316, 2317, 2318, 2319, 2320, 2321, 2322, 2323, 2324, 2325, 2326, 2327, 2328, 2329, 2330, 2331, 2332, 2333, 2334, 2335, 2336, 2337, 2338, 2339, 2340, 2341, 2342, 2343, 2344, 2345, 2346, 2347, 2348, 2349, 2350, 2351, 2352, 2353, 2354, 2355, 2356, 2357, 2358, 2359, 2360, 2361, 2362, 2363, 2364, 2365, 2366, 2367, 2368, 2369, 2370, 2371, 2372, 2373, 2374, 2375, 2376, 2377, 2378, 2379, 2380, 2381, 2382, 2383, 2384, 2385, 2386, 2387, 2388, 2389, 2390, 2391, 2392, 2393, 2394, 2395, 2396, 2397, 2398, 2399, 2400, 2401, 2402, 2403, 2404, 2405, 2406, 2407, 2408, 2409, 2410, 2411, 2412, 2413, 2414, 2415, 2416, 2417, 2418, 2419, 2420, 2421, 2422, 2423, 2424, 2425, 2426, 2427, 2428, 2429, 2430, 2431, 2432, 2433, 2434, 2435, 2436, 2437, 2438, 2439, 2440, 2441, 2442, 2443, 2444, 2445, 2446, 2447, 2448, 2449, 2450, 2451, 2452, 2453, 2454, 2455, 2456, 2457, 2458, 2459, 2460, 2461, 2462, 2463, 2464, 2465, 2466, 2467, 2468, 2469, 2470, 2471, 2472, 2473, 2474, 2475, 2476, 2477, 2478, 2479, 2480, 2481, 2482, 2483, 2484, 2485, 2486, 2487, 2488, 2489, 2490, 2491, 2492, 2493, 2494, 2495, 2496, 2497, 2498, 2499, 2500, 2501, 2502, 2503, 2504, 2505, 2506, 2507, 2508, 2509, 2510, 2511, 2512, 2513, 2514, 2515, 2516, 2517, 2518, 2519, 2520, 2521, 2522, 2523, 2524, 2525, 2526, 2527, 2528, 2529, 2530, 2531, 2532, 2533, 2534, 2535, 2536, 2537, 2538, 2539, 2540, 2541, 2542, 2543, 2544, 2545, 2546, 2547, 2548, 2549, 2550, 2551, 2552, 2553, 2554, 2555, 2556, 2557, 2558, 2559, 2560, 2561, 2562, 2563, 2564, 2565, 2566, 2567, 2568, 2569, 2570, 2571, 2572, 2573, 2574, 2575, 2576, 2577, 2578, 2579, 2580, 2581, 2582, 2583, 2584, 2585, 2586, 2587, 2588, 2589, 2590, 2591, 2592, 2593, 2594, 2595, 2596, 2597, 2598, 2599, 2600, 2601, 2602, 2603, 2604, 2605, 2606, 2607, 2608, 2609, 2610, 2611, 2612, 2613, 2614, 2615, 2616, 2617, 2618, 2619, 2620, 2621, 2622, 2623, 2624, 2625, 2626, 2627, 2628, 2629, 2630, 2631, 2632, 2633, 2634, 2635, 2636, 2637, 2638, 2639, 2640, 2641, 2642, 2643, 2644, 2645, 2646, 2647, 2648, 2649, 2650, 2651, 2652, 2653, 2654, 2655, 2656, 2657, 2658, 2659, 2660, 2661, 2662, 2663, 2664, 2665, 2666, 2667, 2668, 2669, 2670, 2671, 2672, 2673, 2674, 2675, 2676, 2677, 2678, 2679, 26

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*(Faint handwritten notes and stamps are visible across the page.)*

姓名: 王明 性别: 男 出生日期: 1990-01-01 身份证号: 110101199001010001 联系电话: 13800138000 电子邮箱: wangming@example.com  
 住址: 北京市海淀区中关村大街1号 邮编: 100080 工作单位: 北京科技有限公司 职位: 软件工程师  
 教育背景: 清华大学 计算机科学与技术专业 本科 2012-2016 成绩: 优秀  
 工作经历: 2016-2018 北京科技有限公司 软件工程师  
 2018-2020 北京科技有限公司 高级工程师  
 2020-至今 北京科技有限公司 项目经理  
 项目经验: 参与开发多个大型软件系统, 包括企业资源计划系统、客户关系管理系统等。负责项目管理、团队协作、客户需求沟通等工作。

10

shall be deemed to be deducted from each installment payment and the balance of each payment applied in reduction of principal.

1. 根据《公司法》的规定，下列各项中，属于股份有限公司董事会职权的是（ ）。  
A. 决定公司内部管理机构的设置  
B. 决定聘任或者解聘公司经理及其报酬事项  
C. 制定公司的基本管理制度  
D. 制定公司的利润分配方案

1982年12月，在《人民日报》发表《关于当前我国农村改革中几个问题的认识》，指出农村改革中出现的“包产到户”、“包干到户”等做法，是符合中国国情的，是农村改革的正确方向。

100

1990-1991

...and the

*[Faint handwritten notes]*

(c) The purpose of this document is to provide information to the public and to the press about the results of the investigation conducted by the FBI on the activities of the [redacted] group.

Notwithstanding the foregoing, the Seller shall not be responsible for any taxes or duties levied on the goods in transit, and the Buyer shall be responsible for any taxes or duties levied on the goods in transit.

12) The contract shall be with the person who is in the best position to insure the property against loss or damage by fire and explosion, and to pay all premiums thereon, and to deliver policies thereon.

13. The purchaser agrees that full inspection of and acceptance has been made, and that neither the seller or his agents shall be responsible for the condition of any and all equipment, thereon nor shall the purchaser or seller or its agents be held liable for any loss or damage to the equipment or any contents thereof.

[illegible][illegible][illegible]

any proceeds shall be paid to the estate or representative of the decedent within a reasonable time, unless payment thereof and proceeds shall be paid to the estate or representative of the decedent.

(3) The seller has delivered, or agrees to deliver within a year of the date of closing, a quantity of standard form, or a commercial invoice, issued by law enforcement authorities, indicating the purchase to the full amount of the purchase price.

exceptions other than the following:

It is to be understood that all rights reserved by the licensor under which software is purchased and sold shall, and are, assigned or otherwise transferred to the licensee.

c Any contract for the purchase of immovable property shall be null and void unless it is signed by the seller and the buyer, and the contract is not subject to any other law.

1990



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BOOK 65 PAGE 747

A-1000

Pioneer National  
Title Insurance Company

WASHINGTON TITLE DIVISION

## REAL ESTATE CONTRACT

THIS CONTRACT, made and entered into this

15th day of

September, 1973

Between V.D. Ward and Mary Vene Ward, his wife

hereinafter called the "seller," and

Dorothy L. Dickerson, a single woman, as for Norma L. Long, a single woman

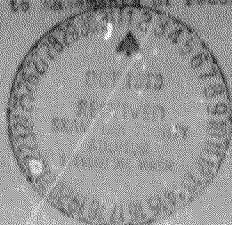
hereinafter called the "purchaser."

WITNESSETH: That the seller agrees to sell to the purchaser and the purchaser agrees to purchase from the seller the following described real estate, with the appurtenances, in

Adams

County, State of Washington

Lot "ix" (6), WARD ACRES ADDITION, as per the duly recorded plat thereof.  
Subject to encumbrances of record.



The terms and conditions of this contract are as follows: The purchase price is

(\$ 2,500.00 ) Dollars, of which

Seven Thousand Five Hundred and no/100

(\$ 2,500.00 ) Dollars have

Fifty-five hundred dollars

been paid, the receipt whereof is hereby acknowledged, and the balance of said purchase price shall be paid as follows:

(\$ 20.00 ) Dollars,

Twenty Dollars

Dollars,

or more at purchaser's option, on or before the

(\$ 20.00 ) Dollars,

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or more at purchaser's option, on or before the

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or more at purchaser's option, on or before the

(\$ 20.00 ) Dollars,

Twenty Dollars

Dollars,

2155

TRANSACTION EXCISE TAX

OCT 1 1973

Amount Paid \$5.00

Theodore J. Connolly

Washington County Treasurer

By Connolly J. Phillips

As entered in to this contract, "date of closing" shall be

October 15, 1973

(1) The purchaser assumes and agrees to pay before delinquency all taxes and assessments that may be levied against and granted to the seller on said real estate, and if by the terms of this contract the purchaser has assumed payment of any mortgage, interest, or other encumbrance, or any assessment payment or agreed to purchase subject to any taxes or assessments from a lien on said real estate, the purchaser agrees to pay the same before delinquency.

(2) The purchaser agrees, until the purchase price is fully paid, to keep the buildings now and hereafter placed on said real estate insured to the actual cash value thereof against loss or damage by both fire and windstorm in a company acceptable to the seller and for the seller's benefit, as his interest may appear, and to pay all premiums therefor and to deliver all policies and renewals thereof to the seller.

(3) The purchaser agrees that full inspection of said real estate has been made and that neither the seller nor his assigns shall be held in any manner responsible for the condition of any improvements thereon nor shall the purchaser or his assigns or the agents of either be held in any manner responsible for the condition of any improvements or repairs unless the covenant or a covenant of record on is contained herein or is in writing and attached to and made a part of this contract.

(4) The purchaser assumes all hazard of damage to or destruction of any improvements now or hereafter placed on said real estate, and of the taking of said real estate or any part thereof for public use, and agrees that no such damage, destruction or taking shall constitute a failure of consideration. In case any part of said real estate is taken for public use, the portion of the condemnation award remaining after payment of reasonable expenses of procuring the same shall be paid to the seller and applied as payment on the purchase price herein unless the seller elects to allow the purchaser to apply all or a portion of such condemnation award to the rebuilding or repair of any improvements damaged by such taking. In case of damage or destruction from a peril insured against, the proceeds of such insurance remaining after payment of the reasonable expenses of procuring the same shall be devoted to the restoration or rebuilding of such improvements within a reasonable time, unless purchaser elects that said proceeds shall be paid to the seller for application on the purchase price herein.

(5) If a seller has delivered, or agrees to deliver within 30 days of the date of closing, a purchaser's policy of title insurance in standard form, or a commitment therefor, issued by a member of the American Land Title Association, insuring the purchase to the full amount of said purchase price against loss or damage by reason of defect in seller's title to said real estate as of the date of closing and containing no exceptions other than the following:

a. Prior to actual closing, existing in said policy form;

b. Lien or encumbrance which by the terms of this contract the purchaser is to assume, or as to which the conveyance hereunder is to be made, paid, and

c. Any other contract or contracts under which seller is purchasing said real estate, and any mortgage or other obligation, which shall be deemed defects in seller's title.

(6) If seller fails to deliver title to said real estate in subject to said contract or contracts or, within after is purchased and real estate, any assignment of other estate which seller is to pay, seller agrees to make such payment in the event of default, and the purchaser shall have the right to make any payment necessary to remove the default, and any payments so made shall be applied to the payment next falling due the seller under the contract.

(7) The seller agrees, upon receiving full payment of the purchase price and interest, to execute a deed to said real estate, excepting any part hereof hereafter taken for public use, free of encumbrances, except any that may attach after date of closing through any person other than the seller, and subject to the following:

(8) Unless a different date is provided for herein, the purchaser shall be entitled to possession of said real estate on date of closing and to retain possession so long as purchaser is not in default hereunder. The purchaser covenants to keep the buildings and other improvements on said real estate in good repair and not to permit waste and not to use, or permit the use of, the real estate for any illegal purpose. The purchaser covenants to pay, or service, installation or construction charges for water, sewer, electricity, garbage or other utility services furnished to said real estate after the date purchaser is entitled to possession.

(9) In case the purchaser fails to make any payment herein provided or to maintain insurance, as herein required, the seller may make such payments or effect such insurance, and any amounts so paid by the seller, together with interest at the rate of 10% per annum thereon, from date of payment until repaid, shall be repayable by purchaser on seller's demand, all without prejudice to any other right the seller might have by reason of such default.

(10) This is of the essence of the contract, and it is agreed that in case the purchaser shall fail to comply with or perform any condition or agreement hereof or to make any payment required hereunder promptly at the time and in the manner herein required, the seller may elect to declare all the purchaser's rights hereunder terminated, and upon his doing so, all payments made by the purchaser hereunder and all improvements placed upon the real estate shall be forfeited to the seller as liquidated damages, and the seller shall have right to re-enter and take possession of the real estate, and to waive by the seller of any default on the part of the purchaser shall be considered as a waiver of any subsequent default.

Service upon purchase of all demands, notices or other papers with respect to forfeiture and termination of purchaser's rights may be made by United States Mail, postage pre-paid, return receipt requested, directed to the purchaser at his address last known to the seller.

(11) Upon seller's election to bring suit to enforce any covenant of this contract, including suit to collect any payments required hereunder, the purchaser agrees to pay a reasonable sum to attorney's fees and all costs and expenses in connection with such suit, which sums shall be included in any judgment or decree entered in such suit.

If the seller shall bring suit to secure an adjudication of the termination of the purchaser's rights hereunder, and judgment is entered, the purchaser agrees to pay a reasonable sum to attorney's fees and all costs and expenses in connection with such suit, and also the reasonable cost of searching records to determine the condition of title at the date such suit is commenced, which sums shall be included in any judgment or decree entered in such suit.

IN WITNESS WHEREOF, the parties hereto have executed this instrument as of the date first written above.

*William H. Ward* (SEAL)  
*Mary Alice Ward* (SEAL)  
*Arctay L. Peterson* (SEAL)  
*James H. Ward* (SEAL)

STATE OF WASHINGTON,

County of Clark

On this day personally appeared before me *W. H. Ward and Mary Alice Ward, and Arctay L. Peterson* to me known to be the individual designated 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.

GIVEN under my hand and official seal this *28* day of *June*, 19*13*

*James H. Ward*  
 Notary Public in and for the State of Washington,  
 residing at *James H. Ward*

76683

RECORDED  
 INDEXED  
 FILED  
 COMPARED  
 SEALED

STATE OF WASHINGTON  
 COUNTY OF SKAGANAWIA  
 I HEREBY CERTIFY THAT THE WITHIN  
 INSTRUMENT WAS FILED FOR RECORD  
 BY *James H. Ward*  
 ON *June 28* 19*13*  
 AT *Clark*  
 COUNTY CLERK

Ward for Record as Requested  
 WASHINGTON TITLE & TRUST COMPANY

(6) If after this to said real estate is subject to an existing contract or contracts under which seller is purchasing said real estate, and any mortgage or other obligation, which seller is to pay, seller agrees to make such payments in accordance with the terms thereof, and upon closing, the purchaser shall have the right to make any payments necessary to remove the default, and any payments so made shall be applied to the payments due the seller under the contract.

(7) The seller agrees, upon receipt of payment of the purchase price and interest in the manner above specified, to execute and deliver to purchaser a statutory warranty deed to said real estate, excepting any part thereof hereafter taken for public use, free of encumbrances excepting any that may attach after date of closing through any person other than the seller, and subject to the following:

(8) Unless a different date is provided for herein, the purchaser shall be entitled to possession of said real estate on date of closing and to retain possession so long as purchaser is not in default hereunder. The purchaser covenants to keep the buildings and other improvements on said real estate in good repair and not to permit waste and not to use, or permit the use of, the real estate for any illegal purpose. The purchaser covenants to pay all service, installation or construction charges for water, sewer, electricity, garbage or other utility services furnished to said real estate after the date purchaser is entitled to possession.

(9) In case the purchaser fails to make any payment hereunder provided for or to maintain insurance, as herein required, the seller may make such payment or effect such insurance, and any amounts so paid by the seller, together with interest at the rate of 10% per annum thereon from date of payment until repaid, shall be repayable by purchaser on seller's demand, all without prejudice to any other right the seller might have by reason of such default.

(10) Time is of the essence of this contract, and it is agreed that in case the purchaser shall fail to comply with or perform any condition or agreement hereof or to make any payment required hereunder promptly at the time and in the manner herein required, the seller may elect to declare all the purchaser's rights hereunder terminated, and upon his doing so, all payments made by the purchaser hereunder and all improvements placed upon the real estate shall be forfeited to the seller as liquidated damages, and the seller shall have right to re-enter and take possession of the real estate; and no waiver by the seller of any default on the part of the purchaser shall be construed as a waiver of any subsequent default.

Service upon purchaser of all demands, notices or other papers with respect to forfeiture and termination of purchaser's rights may be made by United States Mail, postage prepaid, return receipt requested, directed to the purchaser at his address last known to the seller.

(11) Upon seller's election to bring suit to enforce any covenant of this contract, including suit to collect any payment required hereunder, the purchaser agrees to pay a reasonable sum as attorney's fees and all costs and expenses in connection with such suit, which sums shall be included in any judgment or decree entered in such suit.

If the seller shall bring suit to procure an adjudication of the termination of the purchaser's rights hereunder, and judgment is so entered, the purchaser agrees to pay a reasonable sum as attorney's fees and all costs and expenses in connection with such suit, and also the reasonable cost of searching records to determine the condition of title at the date such suit is commenced, which sums shall be included in any judgment or decree entered in such suit.

IN WITNESS WHEREOF, the parties hereto have executed this instrument as of the date first written above.

*William H. Brown* (SEAL)  
*Harry Lee Ward* (SEAL)  
*Robert H. Brown* (SEAL)  
 \_\_\_\_\_ (SEAL)

STATE OF WASHINGTON,

County of *Clark*

On this day personally appeared before me *W. H. Ward and Harry Lee Ward, and Robert H. Brown* known to be the individuals described in and who executed the within foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this *28* day of *April*, 19*25*

*Notary Public in and for the State of Washington,*

*James*

76687

RECORDED  
 INDEXED  
 COPIED  
 MAILED

STATE OF WASHINGTON 1925  
 COUNTY OF CLACK  
 TRUSTEES OF THE WITHIN  
 INSTRUMENT OF RECORD FILED BY  
*Robert H. Brown*  
*Harry Lee Ward*  
*William H. Brown*  
 1925 APR 28 PM 10 22  
*James*  
 Notary Public in and for the State of Washington

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Filed for Record at Request of  
 WASHINGTON TITLE INSURANCE COMPANY  
 1111 11th St. N.W.  
 Seattle, Wash.

(6) If seller's title to said real estate is subject to an existing contract or contracts under which seller is purchasing said real estate, or any mortgage or other obligation, which seller is to pay, seller agrees to make such payments in accordance with the terms thereof, and upon default, the purchaser shall have the right to make any payments necessary to remove the default, and any payments so made shall be applied to the payments next falling due to seller under this contract.

(7) The seller agrees, upon receiving and paying out of the purchase price and interest in the manner above specified, to execute and deliver to purchaser a statutory warranty deed to said real estate, exempting any part thereof hereafter taken for public use, free of encumbrances except any that may attach after date of closing through any person other than the seller, and subject to the following:

(8) Unless a different date is provided for herein, the purchaser shall be entitled to possession of said real estate on date of closing and to retain possession so long as purchaser is not in default hereunder. The purchaser covenants to keep the buildings and other improvements on said real estate in good repair and not to permit waste and not to permit the use of the real estate for any illegal purpose. The purchaser covenants to pay all service, installation or construction charges for water, sewer, electricity, garbage or other utility services furnished to said real estate after the date purchaser is entitled to possession.

(9) In case the purchaser fails to make any payment herein provided or to maintain insurance, as herein required, the seller may make such payment or effect such insurance, and any amounts so paid by the seller, together with interest at the rate of 10% per annum thereon from date of payment until repaid, shall be repayable by purchaser on seller's demand, all without prejudice to any other right the seller might have by reason of such default.

(10) Time is of the essence of this contract, and it is agreed that in case the purchaser shall fail to comply with or perform any condition or agreement hereof or to make any payment required hereunder promptly at the time and in the manner herein required, the seller may elect to declare all the purchaser's rights hereunder terminated, and upon his doing so, all payments made by the purchaser hereunder and all improvements placed upon the real estate shall be forfeited to the seller as liquidated damages, and the seller shall have right to re-enter and take possession of the real estate, and no waiver by the seller of any default on the part of the purchaser shall be construed as a waiver of any subsequent default.

Service upon purchaser of all demands, notices or other papers with respect to foreclosure and termination of purchaser's rights may be made by United States Mail, postage pre-paid, return receipt requested, directed to the purchaser at his address last known to the seller.

(11) Upon seller's election to bring suit to enforce any covenant of this contract, including suit to collect any payment required hereunder, the purchaser agrees to pay a reasonable sum as attorney's fees and all costs and expenses in connection with such suit, which sum shall be included in any judgment or decree entered in such suit.

If the seller shall bring suit to procure an adjudication of the termination of the purchaser's rights hereunder, and judgment is entered, the purchaser agrees to pay a reasonable sum as attorney's fees and all costs and expenses in connection with such suit, and also the reasonable cost of searching records to determine the condition of title at the date such suit is commenced, which sum shall be included in any judgment or decree entered in such suit.

IN WITNESS WHEREOF, the parties hereto have executed this instrument at the date last written above.

*William F. Loring* (SEAL)

*Mary Jane Loring* (SEAL)

*Samuel H. Loring* (SEAL)

*Charles H. Loring* (SEAL)

STATE OF WASHINGTON

County of Clark

On this day personally appeared before me *W. F. Loring* and *Mary Jane Loring*, and *Samuel H. Loring* and *Charles H. Loring*, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they executed the same as their free act and deed, for the uses and purposes therein contained.

GIVEN under my hand and official seal this

24 day of

July, 1973

Notary Public in and for the State of Washington,

My commission expires

FILED  
INDEXED  
RECORDED  
SERIALIZED  
MAILED

COUNTY OF WASHINGTON  
CLERK OF COUNTY  
I HEREBY CERTIFY THAT THE WITHIN  
INSTRUMENT WAS FILED FOR RECORD  
ON *24* DAY OF *JULY* 1973  
AT *CLARK* COUNTY, WASHINGTON  
BY *W. F. Loring*  
NOTARY PUBLIC

Filed for Record at Request of  
Washington Title Division  
Pioneer National Title Insurance Company



STATE OF OREGON )  
 )  
 County of Marion )

On this day personally appeared before me \_\_\_\_\_  
 to me known to be the individual described in and who executed the within-  
 foregoing instrument, and acknowledged that she signed the same as her  
 and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_

Notary Public in and for the State of Oregon

Witness my hand and official seal at \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_

STATE OF OREGON )

County of Marion )

On this day personally appeared before me  
to me known to be the individual described in and who executed the within  
forgoing instrument, and acknowledged that she signed the same as her free  
and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal this day of

Notary Public in and for the State of Oregon

Resides at

STATE OF OREGON }

County of Marion }

On this day personally appeared before me \_\_\_\_\_  
to me known to be the individual described in and who executed the within and  
foregoing instrument, and acknowledged that she signed the same as her free  
and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

Notary Public in and for the State of Oregon

Signed at \_\_\_\_\_