

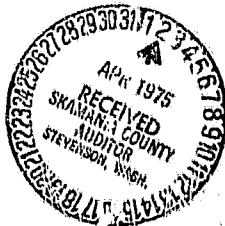
COMMUNITY PROPERTY AGREEMENT

KNOW ALL MEN BY THESE PRESENTS: That we, LOWELL LEWIS LEIGHTON and RUTH OLIVE LEIGHTON, husband and wife, residing within the County of Skamania, State of Washington, on this 21st day of April, 1969, for and in consideration of the love and affection which we bear, one toward the other, and further, in consideration of the mutual helpfulness we have been, one toward the other, in the past, and for and in consideration of the commingling of our joint efforts and earnings and properties heretofore, we do hereby mutually agree, one with the other, that all of the property which we now own, separately, jointly, or otherwise, whether real, personal or mixed, of whatsoever kind or character, and wheresoever located or situated, together with all property which we, or either of us, may acquire in the future, whether real, personal or mixed, of whatsoever kind or character, and wheresoever located or situated shall be by us and all other persons whomsoever, deemed, esteemed, regarded and treated and known as the community property of LOWELL LEWIS LEIGHTON and RUTH OLIVE LEIGHTON, husband and wife.

In this agreement so made, one with the other, the date acquiring property and all statements made by either or both of us heretofore respecting alleged separate property, or affecting any property, are to be regarded and esteemed as of no force and effect.

The full intent and purpose of this instrument is to be construed by the Court, our heirs, executors and assigns, and all other persons whomsoever, as a present voluntary conveyance and conversion, from one to the other, and unitedly to the community of all of our earthly possessions, and each of the parties hereto do hereby grant, bargain and convey said property from one to the other, and unitedly to the community, in such form and manner that the same shall from this date be and constitute the property of the community of ourselves as husband and wife, so that we might avail ourselves of the provisions of RCW 26.16-120 concerning agreements between husband and wife, fixing the status and disposition of community property to take effect upon the death of either.

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H's Initials LL

W's Initials ROL

It further being our desire that in the event of the death of either of us, the said property hereinbefore mentioned and by this instrument declared to be the property of the community of ourselves as husband and wife shall, without delay or expense, pass to the survivor; we hereby mutually agree, one with the other, that in the event of the death of the said LOWELL LEWIS LEIGHTON, while the said RUTH OLIVE LEIGHTON survives, the title of and to the whole of said community property shall be at once vested in the said RUTH OLIVE LEIGHTON, the real property in fee simple and the personal property absolutely, and that in the event of the death of the said RUTH OLIVE LEIGHTON, leaving the said LOWELL LEWIS LEIGHTON surviving her, the title of and to the whole of said community property shall at once vest in the said LOWELL LEWIS LEIGHTON, the real property in fee simple and the personal property absolutely.

IN WITNESS WHEREOF, We, the said LOWELL LEWIS LEIGHTON and RUTH OLIVE LEIGHTON, husband and wife, have hereunto set our hands this 21st day of April, 1969.

Lowell Lewis Leighton

Ruth Olive Leighton

STATE OF WASHINGTON)
County of Skamania) ss.

THIS IS TO CERTIFY that before me, the undersigned authority in and for the State of Washington, on the day and year last above written personally appeared before me, LOWELL LEWIS LEIGHTON and RUTH OLIVE LEIGHTON, husband and wife, to me known to be the identical persons who executed the foregoing instrument and acknowledged to me that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal this day and year last above written.

Robert H. Smith
Notary Public in and for the State of
Washington, residing at Stevenson.

