

79349

BOOK 68 PAGE 947

SELLER'S ASSIGNMENT OF REAL ESTATE CONTRACT AND DEED

The undersigned, grantor herein, for value received hereby, assign, transfer, and set over to Seattle-First National Bank (Longview Branch), that certain real estate contract dated July 6, 1971, at 2 of record in the office of auditor of Skamania County, Washington, under file number 73649, together with all the sums due or to become due thereunder and in which Paul W. Speer, a single man, agree to sell and John D. Watson, a married man, agree to purchase, in accordance with the terms and conditions of said contract, the following described real estate situated in Skamania County, Washington, to wit:

The Southeast quarter of the Northeast quarter (SE 1/4 NE 1/4) of Section 32, Township 2 North, Range 6 E.W.M.

subject to: An easement for a pipeline for the transportation of natural gas, oil, and the products thereof granted to the Pacific Northwest Pipeline Corporation, a Delaware Corporation, by right of way contract dated November 29, 1955, and recorded January 4, 1956, at Page 486 of Book 40 of Deeds, under Auditor's File No. 49839, Records of Skamania County, Washington. SUBJECT TO: Easements and rights of way, if any, for public roads over and across the real estate under search.

The undersigned hereby gives said bank the right, with or without notice, to enforce and/or modify any or all terms and conditions of said contract, warrants that the unpaid balance upon the principal thereof is SIX THOUSAND ONE HUNDRED TWENTY-TWO AND NO/100THS-----Dollars (\$6,122.00-----), and that interest has been paid to May 7, 1975.

The undersigned also convey and warrant said real estate to said bank free of all liens, charges or encumbrances which are superior to the rights of the undersigned, except said contract and the following:

This deed and assignment is given as security for the payment by the grantor and assignor to the Seattle-First National Bank of the sum of \$4,500.00----- plus interest and cost of collection, including reasonable attorneys' fees whether or not suit is commenced.

Executed on this 19th day of May, 1975 at Longview, Washington.

(Seal)

STATE OF WASHINGTON)
County of COWLITZ) S.S.

No. 3315
TRANSACTION EXCISE TAX

On this 19th day of May, 1975, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn personally appeared:
CORPORATION

and known to be the _____ of the corporation that executed the foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

INDIVIDUAL

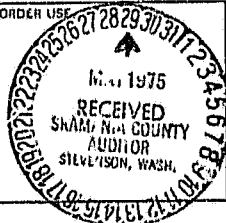
Paul W. Speer

known to be the individual _____ described in and who executed the foregoing instrument and acknowledged to me that he signed and sealed the said instrument as his free and voluntary act and deed for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington
residing at Longview

THIS SPACE PROVIDED FOR RECORDER USE



WHEN RECORDED MAIL TO:

SEATTLE-FIRST NATIONAL BANK
Longview BRANCH
P. O. Box 340
Longview, Washington 98632