82677 BOOK 71 PAGE 502

Transamerica Title Insurance Co.

A Service of Transamerica Corporation

REGISTERED | INDEXED: DIR. | INDIRECT | RECORDED | COMPARED | MAILED

Filed for Record at Request of

Name.....

Address.....

City and St.....

CONVEYANCE TAX PAID — TWO DOLLARS — TWO DOLLARS — FIFTY CENTS

THIS SPACE PROVIDED FOR RECORDER'S USE:
STATE OF WASHINGTON } ss
COUNTY OF SKAMANIA }

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING, FILED BY R. J. Schroeder OF Stevenson Wa. AT 3:00 M. 8-18 1976 WAS RECORDED IN BOOK 71 OF Deeds AT PAGE 502 RECORDS OF SKAMANIA COUNTY, WASH.

COUNTY AUDITOR

E. Maybee

W-819.1

Seller's Assignment of Contract and Deed 82677

THE GRANTOR S, JOHN C. BAXTER and HARRIET I. BAXTER, husband and wife,

for value received do convey and warrant to L. H. PIERCE and LENA L. PIERCE, husband and wife, doing business as L. H. PIERCE AUTO SERVICE, the grantee, the following described real estate, situated in Skamania County, State of Washington, together with all after acquired title of the grantor(s) therein:

A tract of land located in Government Lot 4 of Section 8, Township 3 North, Range 8 E. W. M., described as follows: Beginning at the southwest corner of the said Section 8; thence east along the south line of the said Section 8 a distance of 600 feet; thence west along said south line 350 feet; thence north 00° 57' 12" east parallel to the west line of said Section 8 130.89 feet to the initial point of the tract hereby described; thence north 54° 52' 12" east to intersection with the southwesterly right of way line of State Secondary Highway No. 8-C as more particularly described in deed dated November 27, 1956, and recorded December 10, 1956, at page 44 of Book 43 of Deeds, Records of Skamania County, Washington; thence north 40° 02' 30" west following said southwesterly right of way line to a point north 00° 57' 12" east of the initial point; thence south 00° 57' 12" west to the initial point.

and do hereby assign, transfer and set over to the grantee that certain real estate contract dated the 1st day of October, 19 73, between JOHN C. BAXTER and HARRIET I. BAXTER, husband and wife, as seller and GEORGE E. ESSEX, JR. and JEAN E. ESSEX, husband and wife, as purchaser for the sale and purchase of the above described real estate. The grantees hereby assume and agree to fulfill the conditions of said real estate contract and the grantors hereby covenant that there is now unpaid on the principal of said contract the sum of $4,165.16

Dated April 30, 19 76.

John C. Baxter (Individual)

Harriet I. Baxter (Individual)

By ..... (President)

By ..... (Secretary)

RECEIVED AUG 18 1976 Skamania County Treasurer

No. 4175

TRANSACTION EXCISE TAX

AUG 18 1976

Amount Paid $.....

Skamania County Treasurer

By .....

STATE OF WASHINGTON } ss.
COUNTY OF Skamania }

On this day personally appeared before me JOHN C. BAXTER & HARRIET I. BAXTER to me known to be the individual described 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 ..... day of ....., 19.76.

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

STATE OF WASHINGTON } ss.
COUNTY OF .....

On this ..... day of ....., 19....., before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared .....

and ..... to me known to be the ..... President and ..... Secretary, respectively, 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 ..... authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

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 .....

Form No. W-819.1

Unofficial Copy