

34219

NOOR 72

PAGE 2

When received mail to:

Kenneth E. Vassie

52041 Royceton Ct.

West Lake Village, Calif. 91361

REAL ESTATE CONTRACT

IT IS HEREBY AGREED by and between John E. and Jane L. Halvor
 the vendor and Kenneth E. and Barbara Vassie, husband and wife

the purchaser, that the said vendor will sell to said purchaser their
 heirs or assigns (and that the said purchaser will purchase the following described ~~XXXXXX~~ XXXXX
 parcel of land situated in Skamania County, State of Washington.
 to-wit: The south one-half of the West one-half of the Northwest quarter of the
 Northwest quarter of Section 21, Township 3 North, Range 10 East, Williamette
 Meridian.

No. 4791
 TRANSACTION EXCISE TAX

JUN 13 1977

Amount Paid: \$5.00

Skamania County Treasurer
 By: *[Signature]*

with the appurtenances thereto belonging, on the following terms:

1. The purchase price of said land is Twenty five thousand and no/100
 Dollars, of which the sum of Five thousand and no/100 (\$25,000)
 Dollars has this day been paid, the receipt whereof is hereby acknowledged by said vendor. The further sum
 of Twenty thousand and no/100 (\$20,000) shall be paid by said purchaser at the following
 Dollars to be paid at date of closing at Head River, Oregon
 as follows:

The sum of \$247.98 on the 3rd day of July 1977
 and the sum of \$247.98 or more per month on the 3rd day of each month thereafter.

with interest on all deferred payments from date hereof at the rate of 8.5 per cent. per annum,
 to be paid monthly ~~monthly~~ until the full payment thereof. There shall be no prepayment
 penalty during the term of this contract.

2. Said purchaser agreed to pay all taxes, assessments and impositions levied or assessed against said
 property subsequent to the date hereof, at the time the same shall become due and payable; also to keep all buildings
 thereon insured for a sum equal to the deferred payments above specified, in some insurance company satisfactory
 to said vendor, with loss, if any, payable to said vendor or their assigns as their
 interest may appear. The terms and conditions contained herein shall apply to and bind
 the heirs, successors and assigns of each party.

3. It is further agreed that no extension of time of payment or waiver of default in the payment of any installment
 of principal or interest due under this contract shall affect the right of said vendor to require prompt payment
 of any subsequent installments of principal or interest, or to declare a forfeiture for non-payment thereof.

4. Said land shall be conveyed by a good and sufficient warranty deed to said
 purchaser, when said purchase price shall be fully paid, and the deed shall be delivered to the buyer upon execution of this agreement.

5. Time is of the essence of this contract, and in case of failure of the said purchaser to make either of the
 payments or perform any of the covenants on their part, this contract shall be forfeited and
 determined at the election of the said vendor; and the said purchaser shall forfeit all payments made by
 them on this contract and all rights acquired hereunder, and such payments shall be retained by the said
 vendor as liquidated damages, and they shall have the right to re-enter and take possession of said
 land and premises and every part thereof. Provided however that the purchaser may be relieved of default by making payment
 of full compensation within 45 days from receipt of written notice of default.

EXECUTED IN DUPLICATE this

31st

day of

May

1977

Kenneth E. Vassie *Barbara Vassie*
 (SEAL)

John E. Halvor (SEAL)
Jane L. Halvor (SEAL)

STATE OF WASHINGTON

County of KING

ORIGINALLY A REVENUE DOCUMENT

I, LOIS D. MCKEE

Notary Public in and for the State of Washington,

do hereby certify that on this 9TH day of JUNE 1977, personally appeared before me, JOHN E. HALVER & JANE L. HALVER

to me known to be the individual S described in and who executed the within instrument and acknowledged that THEY signed and sealed the same as THEIR free and voluntary act and deed for the uses and purposes herein mentioned.

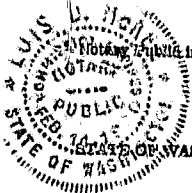
GIVEN UNDER MY HAND AND OFFICIAL SEAL this 9TH day of JUNE 1977

LOIS D. MCKEE

Lois D. McKee

211180

Notary Public in and for the State of Washington, residing at SEATTLE in said County.



SS. (CORPORATE ACKNOWLEDGMENT)

County of _____
On this _____ day of _____, 19____
before me personally appeared _____

to me known to be the _____ of the corporation that executed the within and foregoing instrument, and acknowledged 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 he was authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.

Notary Public in and for the State of Washington, residing at _____ in said County.



REGISTERED	INDEXED	FILED	RECEIVED	COMPLETED	MAILED

Real Estate Contract

FROM

TO

STATE OF WASHINGTON
COUNTY OF SKAGANIA

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING, FILED BY

Lois D. McKee

OF SEATTLE

AT 2:20 P.M. JUNE 77

WAS RECORDED IN BOOK 72

OF DEED AT PAGE 823

IN THE COUNTY OF SKAGANIA, WASH.

Lois D. McKee

COUNTY AUDITOR

E. Mayfield

84219