

17. The seller agrees, upon receiving full payment of the purchase price and interest in the manner herein specified, to execute, in due form, a quitclaim or a warranty deed, conveying to the purchaser a statutory warranty title, free of encumbrances except only that may attach after date of closing through date of title, than the latter, and subject to the following:

NONE

Fulfillment

(a) In said real estate, except as provided in

paragraph 17, hereof, taken for taxes, less fees of encumbrances except only that may attach after date of closing through date of title,

than the latter, and subject to the following:

NONE

(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 herein 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 the 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 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 pre-paid, return receipt requested, directed to the purchaser to 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 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.

Mildred E. Stevenson SEAL
Mildred E. Stevenson

Edward M. Harper SEAL
Edward M. Harper

Cheryle L. Harper SEAL
Cheryle L. Harper

STATE OF WASHINGTON.

County of Skamania

On the day of October 2, 1979, before me,

Mildred E. Stevenson

to me known to be the individual(s) hereinabove named who executed the within and foregoing instrument, and acknowledged that

she her free and voluntary act and act.

for the consideration mentioned in the within instrument,

I, ROBERT F. STEVENSON, Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

Notary Public in and for the State of Washington,

THE FOLLOWING DEED IS A REAL PROPERTY LOCATED IN GRAMMARIA COUNTY,
STATE OF WASHINGTON, TO-NITE:

AT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUADRANT OF
SECTION 25, TOWNSHIP 3 NORTH, RANGE 7 EAST OF THE WILLAMETTE
MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE SAID SECTION 25; THENCE
SOUTH 39° 13' 40" WEST 1,557.73 FEET; THENCE NORTH 00° 50' 50" WEST
147.75 FEET; THENCE NORTH 20° 33' WEST 383.6 FEET; THENCE NORTH
50° 47' WEST 275 FEET TO THE INITIAL POINT OF THE TRACT HEREBY
DESCRIBED; THENCE SOUTH 15° 40' WEST 267.5 FEET; THENCE NORTH 32°
49' WEST ALONG THE BOTTOM OF A CERTAIN CREEK 85.28 FEET; THENCE
NORTH 52° 01' WEST ALONG SAID CREEK BOTTOM 206.7 FEET; THENCE
NORTH 30° 28' WEST ALONG SAID CREEK BOTTOM 119.3 FEET; THENCE NORTH
46° 07' EAST 90.57 FEET TO INTERSECTION WITH THE WESTERLY RIGHT-
OF-WAY OF THE COUNTY ROAD KNOWN AND DESIGNATED AS KANAKA CREEK ROAD;
THENCE IN A SOUTHEASTERLY DIRECTION FOLLOWING THE NESTERLY RIGHT-
OF-WAY LINE OF SAID COUNTY ROAD 315 FEET, MORE OR LESS, TO THE
INITIAL POINT.

Mildred C. Stevenson

George L. Larson
Elv. M. Hayes

89679

BOOK 77 PAGE 330

Unofficial
Copy