

Stevenson, Wash. a deed conveying said premises in fee simple, with the usual covenants of warranty, excepting, however, from the operation and subject matter of said covenants the before mentioned taxes insurances and assessments, and all liens and incumbrances, created or imposed by said second party or his assigns.

But in case the said party of the second part shall fail to make the payments aforesaid, or any of them, punctually and upon the strict terms, and at the times above specified, without any failure or default, the times of payment being declared to be the essence of this agreement then the parties of the first part shall have the right to declare this agreement null and void, and in such case, all the rights and interests hereby created or then existing in favor of the said party of the second part, or derived under this agreement, shall utterly cease and determine, and the premises aforesaid shall revert to and revert in said parties of the first part, without any declaration of forfeiture, or act of re-entry, or without any other act by said parties of the first part to be performed, and without any right of the said party of the second part of reclamation or compensation for money paid or improvements made, as absolutely, fully and perfectly as if this agreement had never been made.

AND IT IS FURTHER AGREED, that no assignment of this agreement, or of the premises above described, shall be valid unless the same shall be endorsed hereon or permanently attached hereto and countersigned by P.E. Michell and Jane A. Michell, of Seaview, Wash. for which purpose this agreement shall be sent to P.E. Michell, Seaview, Wash. and no agreement or condition or relations between the party of the second part and his assignee, or any other person acquiring title or interest from or through him shall preclude the parties of the first part from the right to convey the premises to the said party of the second part or his assigns, on the payment of the unpaid portion of the purchase money which may be due to the parties of the first part.

IN WITNESS WHEREOF, the said parties of the first and second parts have signed and delivered this agreement in duplicate, the day and year first above written.

Witnesses

N.H. Bloomfield
Maria Bloomfield }

P.E. Michell
Jane A. Michell

ASSIGNMENT

Chas.H.Nellor and Lillie M.Nellor, husband and wife, the within named purchaser, for and in consideration of the sum of One Dollar (\$1.00) and other valuable considerations Dollars, do hereby assign, transfer, sell and convey all our right, title, interest and claim in and to the within described premises unto P.S.C.Wills, of Stevenson, Skamania County, Wash., and to his heirs and assigns forever. And we do hereby authorize P.E.Michell and Jane A.Michell, of Seaview, Wash. to receive from the said P.S.C.Wills all unpaid balances due on the within contract, and upon the final payment of all the purchase money and a full compliance with all the requirements contained in the within contract, to execute or cause to be executed to the said P.S.C.Wills or his heirs and assigns a deed for said premises instead of to Chas.H.Nellor

Witness our hands this 10th day of January, 1913
Signed, Sealed and Delivered in the
presence of
Cecile Alexander
E.E. Shields.

Chas. H. Nellor
Lillie M. Nellor

Countersigned: P.E.Michell
Jane A. Michell

State of Washington,)
County of Skamania.) ss.

I, E.E.Shields a Notary Public in and for the said State, do hereby certify that on this 10th day of January, 1913, personally appeared before me Chas.H.Nellor and Lillie M.Nellor to me known to be the individuals described in and who executed the above assignment, and acknowledged that they signed and sealed the same as their free and voluntary