

DEED RECORD Y

SKAMANIA COUNTY, WASHINGTON

PIONEER PRINT, STEVENSON, WASH.

Filed for record April 26, 1935 at 1-54 p.m. by grantee.

Mabel J. Asse
 Skamania Co. Clerk-Auditor.

#20642

Joseph S. Storagee et ux to Fay I. Palmer

Real Estate Contract.

It is hereby agreed by and between Joseph S. Storagee and Lucille Storagee his wife, by Joseph S. Storagee, her attorney in fact, the parties of the first part and Fay I. Palmer, the party of the second part, that the said parties of the first part will sell to the party of the second part, and the party of the second will purchase of the said parties of the first the following described real property, more particularly described as follows:

Lots five (5), and thirty-four (34), block one (1), Bender Addition to North Bonneville, all the same lying and situated in the County of Skamania, State of Washington, with the appurtenances thereunto belonging, on the following terms:

1st. The purchase price for the said real property is the sum of Four Hundred Twenty five dollars (\$425.00) of which the sum of Ten Dollars (\$10.00) has been paid, receipt whereof is hereby acknowledged by said parties of the first part, and balance thereof to be paid as follows: Ten Dollars (\$10.00) on the 9th day of March, 1935 and a like sum namely, Ten Dollars (\$10.00) on the 9th day of each and every month thereafter for a period of Ten (10) months, and thereafter at the rate of Twenty five Dollars (\$25.00) per month upon the 9th day of each and every month until the whole thereof shall have been paid, together with interest upon the unpaid balance at the rate of six per cent per annum; and provided that any or all payments be made in advance.

2nd. The parties of the second part shall pay all taxes and assessments which may be levied or may accrue against said property, or any part thereof, from this day.

3rd. The parties of the first part will furnish title insurance by Puget Sound Title Insurance Company and said land to be conveyed by a good and sufficient deed containing the usual covenants of warranty excepting therefrom any liens, incumbrances, taxes, or assessments accruing after this date imposed by the party of the second part; said deed to be made after the final payments as stated above shall have been made.

4th. Time is the essence of this contract, and in case of failure on the said party of the second part to make either of the payments or perform any of the covenants on his part, this contract shall be forfeited and determined at the election of the said parties of the first part; and the said party of the second part shall forfeit all payments made by her on this contract, and such payments shall be retained by the said parties of the first part in full satisfaction and liquidation of all damages by them sustained; and they shall have the right to re-enter and take possession of said lands and premises, and every part thereof.

5th. All buildings and improvements shall be and remain a part of the realty until the whole of the purchase price shall have been paid.

In Witness Whereof, we have hereunto set our hands and seals in duplicate the days and year first above written.

Joseph S. Storagee
 Lucille Storagee
 By Joseph S. Storagee
 Her attorney in fact
 Parties of the first part
 Fay I. Palmer
 Party of the second part.

Filed for record April 30, 1935 at 8-45 a.m. by Grantee.

Mabel J. Asse
 Skamania Co. Clerk-Auditor.