

After Recording, Mail to

Patrick Rotramel
Route 3, Box 1607F
Libby, Montana

STATUTORY WARRANTY DEED
(In Fulfillment of Real Estate Contract)

THE GRANTOR, FIRST INDEPENDENT BANK, TRUSTEE FOR THE EARL W. JACKSON PENSION PLAN for and in consideration of value received, in hand paid, conveys and warrants to Patrick D. Rotramel, a single man, the following described real estate, situated in the County of Skamania, State of Washington:

PARCEL NO. 1

All that portion of the East Half of the West Half of the Southwest Quarter of the Southwest Quarter (E1/2 W1/2 SW1/4 SW1/4) and of the West Half of the East Half of the Southwest Quarter of the Southwest Quarter (W1/2 E1/2 SW1/4 SW1/4) of Section 5, Township 1 North, Range 5 E. W. M., lying southerly of the county road known and designated as the Bell Center Road.

PARCEL NO. 2

The East Half of the West Half of the Northwest Quarter of the Northwest Quarter (E1/2 W1/2 NW1/4 NW1/4), and the West Half of the East Half of the Northwest Quarter of the Northwest Quarter (W1/2 E1/2 NW1/4 NW1/4), of Section 8, Township 1 North, Range 5 E. W. M.

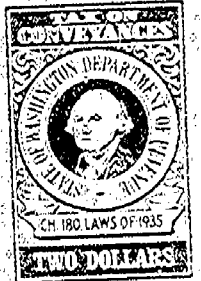
This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated March 2, 1970, recorded March 5, 1970 under Skamania County Auditor's file No. 71879, excise tax paid under transaction No. 11, between Charles R. Crosswell and Delores Crosswell, husband and wife, as Vendor and Patrick D. Rotramel, a single man, as Vendee. The Vendor's interest in said Contract was subsequently assigned by Deed and Seller's Assignment of Real Estate Contract dated January 29, 1971, in favor of First Independent Bank, Trustee for Earl W. Jackson Pension Plan, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on 3-5-70, Rec. No. 11.

STATE OF WASHINGTON,)
) ss.
County of Clark)



By _____ Trust Officer



On this 3rd day of May, 1982, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Rick Van Hoose, to me known to be a trust officer 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 he is 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.



Dorice A. Wallace
Notary Public in and for the State of Washington, residing at Vancouver