

ASSIGNMENT OF LEASE AND AGREEMENT
FOR COLLATERAL PURPOSES

THIS ASSIGNMENT OF LEASE made and entered into this 4th day of August, 1994, between ROBERT D. MITCHELSON, a single man, hereinafter called "assignor" and "borrower", and RICHARD ANTHONY and MARYANN ANTHONY, hereinafter called "assignees" and "Lender".

120248

WITNESSETH

BOOK 145 PAGE 121

Section 1: Assignment of Lease:

(a) For value received and consideration hereinafter set forth, Assignor grants, transfers and assigns to Assignees, Assignor's entire interest as Lessee, in the certain lease or real property commonly known as cabin site #80, and more particularly described as follows:

Cabin Site Number #80 of the NORTH WOODS as shown in red on Exhibit "A" attached hereto (all distances being approximations) being part of Government Lots 4 and 8, Section 26, Township 11 North, Range 6 East, Willamette Meridian, Skamania County, Washington, SUBJECT, however, to an easement for right of way for access road acquired by the United States of America, United States Forest Service.

FILED FOR RECORD
SKAMANIA CO. WASH

Robert D. Mitchelson

Aug 11 10 03 PM '94

P. Johnson

AUDITOR

(b) The lease entered into between ROBERT D. MITCHELSON, Assignor, is dated July 21, 1972, and by its terms is to continue in full force and effect for a period of 20 years, expiring on Aug. 1, 1990.

(c) This Assignment of Lease is for security purposes and shall secure performance by Assignor of the payment of SEVENTEEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS, (\$17,500.00) according to the terms of a promissory note dated August 4th, 1994, payable by Assignor to Assignees.

Section 2: Assignor's Covenants: Assignor hereby covenants and warrants that he is the legal owner and holder of the lessees' right, title and interest in and to that certain Lease Agreement described above. Assignor further warrants that he is not in default under any of the terms, conditions or covenants of the lease.

Section 3: Full Performance: Should Assignor pay the promissory note hereby secured according to its terms and conditions, then the Assignment of Lease shall be void and of no effect.

Section 4: Default: In the event of Assignor defaults herein, Assignees, may, at their option, without notice or regard to the adequacy of any others security personally or by its agents, take possession of the above described premises and hold, lease and manage the same on terms and for such period of time as provided in said Lease Agreement. The exercise or non-exercise by Assignees of the option granted in this paragraph shall not be construed a waiver of any default by Assignor under the note.

ASSIGNMENT OF LEASE AND AGREEMENT FOR COLLATERAL PURPOSES - 1

Registered	✓
Indexed	✓
Filed	✓
Noted	✓
Other	

SKAMANIA COUNTY TREASURER

PAID

N/A

1994

REAL ESTATE EXCISE TAX

N/A

020000-76

Section 5: Remedies of Assignee Not Exclusive: Nothing contained in the Assignment of Lease, nor any act done or omitted by Assignee pursuant to the terms of this Assignment shall be deemed a waiver by the Assignee of any of the rights or remedies under the note, and this Assignment is executed without prejudice to any right or remedies possessed by the Assignees under the terms of any other instruments between the parties. The right of Assignees to collect the principal, interest and other indebtedness, and to enforce any other security may be exercised by Assignees prior to or subsequent to any action taken under the Assignment.

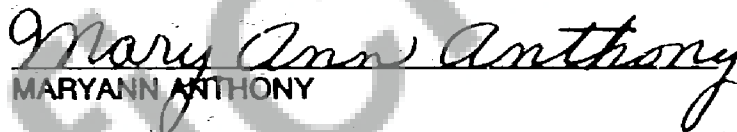
Section 6: Effect of Assignment: This Assignment, together with the agreements, covenants and warranties contained herein shall inure to the benefit of Assignee and any subsequent holders of the hereinbefore described promissory note.

IN WITNESS THEREOF, the parties hereto have executed this Agreement at Vancouver, Washington, on the day and year first above written.

312 SE Stonemill Dr.
Vancouver, WA 98684

23301 NE 240th Ave
Battle Ground, WA 98604


ROBERT D. MITCHELSON
"Assignor"


MARYANN ANTHONY

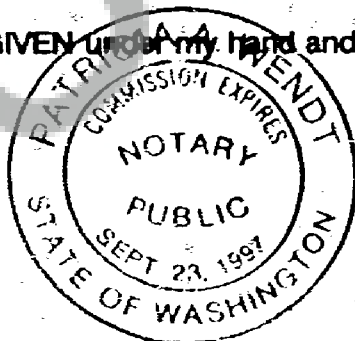

RICHARD ANTHONY
"Assignees"


STATE OF WASHINGTON)

County of Clark)

On this day personally appeared before me ROBERT D. MITCHELSON, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 4th day of August, 1994.




NOTARY PUBLIC in and for the State
of Washington residing at Vancouver
My commission expires: 9-23-97
Identity of affiant verified by
Personal knowledge

ASSIGNMENT OF LEASE AND AGREEMENT FOR COLLATERAL PURPOSES - 2

THE NORTHWOODS

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT
WASHINGTON, D.C. 20540



THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR
UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS
OF THE SURVEY RECORDS ACT AT THE REQUEST OF THE
WATERFRONT RECREATION DISTRICT, IN MARCH 1972

62-244
T-100-100-100
CENTRAL 101

EXHIBIT "A"

N

SCALE 1" = 100'

PROPERTY OF LAND DISTRICT
THIS MAP IS A PART OF THE SURVEY RECORDS
AND IS NOT TO BE USED FOR ANY OTHER PURPOSE
WITHOUT THE WRITTEN PERMISSION OF THE BUREAU OF LAND MANAGEMENT

EXHIBIT

A