

121078

FILED FOR RECORD AT REQUEST OF
AMERICAN EQUITIES, INC.
404 E 15TH ST., SUITE 12
VANCOUVER, WA 98663

BOOK 147 PAGE 75
FILED FOR RECORD
SKAMANIA CO. WASH
BY SKAMANIA CO. TILLB

WHEN RECORDED RETURN TO

Name AMERICAN EQUITIES, INC.
Address 404 E 15TH ST. SUITE 12
City, State, Zip VANCOUVER, WA 98663

Nov 17 12 08 PM '94
P. Lowry
AUDITOR
GARY M. OLSON

SC 19003 SELLER'S ASSIGNMENT OF CONTRACT AND DEED

THE GRANTOR AMERICAN EQUITIES, INC., a Washington corporation, for value received does convey and warrants to GEORGE L. BAILEY, as the Grantee, the following described real estate, situated in SKAMANIA County, State of WASHINGTON together with all after acquired title of the grantor(s) therein:

See Attached Exhibit "A" as Legal Description attached hereto and made a part hereof.

THIS ASSIGNMENT is subject to the terms of that certain Partial Purchase of Payments Agreement dated OCTOBER 13, 1994 and executed by JANET D. TURNER, as her separate estate, as Assignor. and AMERICAN EQUITIES, INC., a Washington Corporation, as Assignee.

Excise No. 13164

and does hereby assign, transfer and set over to the grantee that certain real estate contract dated OCTOBER 31, 1990 between JANET D. TURNER, as her separate estate, as Seller and DAVID ELLIS AND DELAYNA ELLIS, husband and wife, as Purchaser, recorded in Book 121, Page 225, in Auditor's File No. 110358 for the sale and purchase of the above described real estate. The Grantees hereby assumes and agrees to fulfill the conditions of said real estate contract and the Grantors hereby covenant that there is now unpaid on the principal of said contract the sum of \$21,315.28.

Dated: OCTOBER 25, 1994

AMERICAN EQUITIES, INC.
BY: Ross C. Miles
ROSS C. MILES, President

STATE OF _____)
)ss
COUNTY OF _____)

STATE OF WASHINGTON)
)ss
COUNTY OF CLARK)

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

GIVEN under my hand and official seal this _____ day of _____.

Notary Public in and for the State of _____, residing at _____
My commission expires: _____

On this OCTOBER 25, 1994 before me, the undersigned, a Notary Public in and for the State of WASHINGTON, duly commissioned and sworn, personally appeared ROSS C. MILES to me known to be the President and Treasurer, respectively, of AMERICAN EQUITIES, INC. 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.

Sharon Lee Bennett
Notary Public in and for the State of WASHINGTON,
residing at VANCOUVER
MY COMMISSION EXPIRES: 3/1/96



N/A
REAL ESTATE EXCISE TAX

NOV 7 1994
PAID exc. tax # 13964 dtd 11-1-90
G. Doolittle
SKAMANIA COUNTY TREASURER

SEARCHED _____
INDEXED _____
SERIALIZED _____
MAILED _____

EXHIBIT "A"

The following described real property located in Skamania County, State of Washington, to wit:

A tract of land located in the Southwest quarter of the Southeast quarter of Section 23, Township 4 North, Range 7 East of the Willamette Meridian, described as follows:

Beginning at a point 1,072.5 feet North of the Southwest corner of the Southeast quarter of the Southeast quarter of the said Section 23; thence North 247.5 Feet, more or less, to the Northeast corner of the Southwest quarter of the Southeast quarter of the said Section 23; thence West to the Easterly right of way line of the Wind River Highway; thence South 03° 26' West following the Easterly line of said highway to a point due West of the Point of Beginning; thence East to the Point of Beginning.

Unofficial Copy

Glenda J. Kimmel, Skamania County Assessor
By: *[Signature]* Parcel # 4-7-23-34-100 11/17/97