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COMMUNITY PROPERTY AGREEMENT

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THIS AGREEMENT, made this day by and between DELMAR C. SANDERS and CLARA J. SANDERS, husband and wife, both of Clark County, Washington,

WITNESSETH:

That whereas said DELMAR C. SANDERS and CLARA J. SANDERS are the owners of certain community and separate property, and whereas all of the property now owned, or which shall hereafter be acquired by them or either of them, is hereby declared to be the community property of the said DELMAR C. SANDERS and CLARA J. SANDERS, and whereas said parties are desirous of providing for the disposition of said property upon the death of either, under and by virtue of and in conformity with the provisions of Section 26.16.120, Revised Code of Washington, and to provide that said property and all property of which either may die possessed, both real and personal and wherever situate, shall pass without delay or expense in case of the death of either of the said parties to the survivor;

NOW, THEREFORE, in consideration of the love and affection that each of said parties has for the other, IT IS HEREBY AGREED:

I

That all property of whatsoever nature or description, whether separate or community, whether real, personal or mixed and wheresoever situated now owned or hereafter acquired by them or either of them is hereby conveyed and converted into community property and hereafter shall be deemed community property for all purposes under the laws of the State of Washington.

II

That in case of the death of the said DELMAR C. SANDERS, while the said CLARA J. SANDERS survives, the whole of the said property hereinbefore described, together with any other property by them hereafter acquired, shall at once vest in the said CLARA

J. SANDERS, in fee simple, as her sole and separate property;

and in case of the death of the said CLARA J. SANDERS, leaving

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the said DELMAR C. SANDERS surviving, the whole of said property hereinbefore described, together with any other property by them hereafter acquired, shall at once vest in the said DELMAR C. SANDERS, in fee simple, as his sole and separate property.

IN WITNESS WHEREOF, the said parties have hereunto set their hand in duplicate this 7th day of April, 1980.

Delmar C. Sanders

Clara J. Sanders

STATE OF WASHINGTON

) ss.

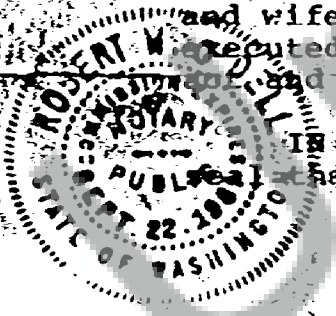
COUNTY OF CLARK

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On this 7th day of April, 1980, before me a Notary Public in and for the State of Washington, personally appeared the above named DELMAR C. SANDERS and CLARA J. SANDERS, husband and wife, and acknowledged to me that they signed, sealed and executed the above Community Property Agreement as their free and deed, for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and the day and year in the certificate first above written.

Robert W. Odell
Notary Public in and for the State of Washington, Residing at Camas.



FILED FOR RECORD
CLARK CO. WASH.

Roger Knapp
Apr 26 12 44 PM '85

AUDITOR
ELIZABETH A. LUCE

FILED FOR RECORD
SKAMANIA CO. WASH
BY Knapp & Bell Lewis

May 10 4 29 PM '85

P. Lowry
AUDITOR
GARY M. OLSON