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FILED IN RECORD
SKANSKY WASH
BY *Pacesetter*

FEB 6 3 40 PM '97
Plawry
AUDITOR
GARY M. OLSON

Washington State County Auditor/Recorder's Indexing Form

Please Print Or Type All Information

- A. Return Address: The Pacesetter Corporation
12775 N.E. Marx Street
Portland, OR 97230
- B. Document Titles (or transactions contained therein):
Retail Installment Sales Contract and Mortgage
- C. Grantor(s)/Mortgagor(s) (last name, first name, middle initial):
1 Strange, John
2 Strange, Pauline
3 ☐ Additional grantors on page ____ of document.
- D. Grantee(s)/Mortgagee(s) (last name, first name, middle initial):
The Pacesetter Corporation
- E. Legal description (lot, block, plat or section, township, range):
Lot 10 Block 1
☒ Additional legal description on page 2 of document.
- F. Assessor's property tax parcel/account number:
03102014012000
- G. Reference numbers of documents assigned or released:
☐ Additional references on page ____ of document.

Signed _____
Indexed, Dir _____
Indexed _____
Filed _____
Noted _____

The auditor or recording officer will rely on the information provided on this form. The staff will not read the document to verify the accuracy of or the completeness of the indexing information provided herein.

FOR USE IN THE STATE OF WASHINGTON
INSTALLMENT SALES CONTRACT AND MORTGAGE

PAGE 2 OF 4

SALES CONTRACT NO. 20922

You (Seller/Mortgagee) have quoted me (Buyer(s)/Mortgagor(s)) a Cash Price and a Total Sale Price for the Products described on page 1 of this contract. The Total Sale Price is the total cost of the Products and services if I buy on credit, subject to approval of my credit. I (Buyer) now choose to buy and you agree to sell, for the Total Sale Price set forth below, the Products and services described on page 1. I agree to pay you the Amount Financed in accordance with the payment schedule set forth below.

SUMMARY OF SALE: Base cash price \$ 11,375.70 + tax 796.30 = \$ 12,172.00 BOOK 162 PAGE 444
 Total cash price \$ 12,172.00 - Cash [total] down payment \$ 1,217.00 = Unpaid balance of \$ 10,955.00

ITEMIZATION OF THE AMOUNT FINANCED OF \$ 10,955.00:

\$ 10,955.00 Amount credited to this contract (Same amount as the "Unpaid Balance.")
 \$ 0.00 Amount paid on net balance from prior contract with you. (e)
 Amount(s) paid to others on my behalf:
 \$ 0.00 to insurance company for Credit Life insurance \$ 18.00 to public officials for filing recording fees (e)
 \$ 0.00 to insurance company for Accident and Health insurance \$ 90.00 to (Specify) title search

FACESETTER

12775 N.E. Marx

Portland, OR 97230

ANNUAL PERCENTAGE RATE	FINANCE CHARGE	Amount Financed	Total of Payments	Total Sale Price
The cost of my credit as a yearly rate. <u>16.05</u> %	The dollar amount the credit will cost me. \$ <u>5096.20</u>	The amount of credit provided to me or on my behalf. \$ <u>11,063.00</u>	The amount I will have paid after I have made all payments as scheduled. \$ <u>16,159.20</u>	The total cost of my purchase on credit, including my down payment of \$ <u>12,172.00</u> \$ <u>1,737.20</u>

My payment schedule will be:

Number of Payments	Amount of Payments	When Payments are Due
1st Payment	\$ <u>269.32</u>	First payment due <u>30 DAYS AFTER</u>
<u>59</u>	\$ <u>269.32</u>	All subsequent installments on the same day of each consecutive month until paid in full.

INSURANCE

Credit life insurance and credit disability insurance are NOT required to obtain credit, and will not be provided unless I sign and agree to pay the additional cost.

Type	Premium	Term (in months)	Signature
Credit Life	\$ <u>N/A</u>		I want credit life insurance. Signature - Buyer <u>N/A</u>
Credit Accident & Health	\$ <u>N/A</u>		I want credit accident and health insurance. Signature - Buyer <u>N/A</u>

Security: I am giving you:

- a security interest in the goods, services and property being purchased, and
- a mortgage on my real estate at my "ADDRESS" below and legally described on page 3 hereof.

Filing/Recording fees \$ 18.00

Late Charge: If a payment is more than ten (10) days late, I will be charged \$5.00 or 5% of the late payment, whichever is less.

Prepayment: If I pay off early, I will not have to pay a penalty, and I may be entitled to a refund of part of the finance charge.

Returned Check Charge: I will be charged \$15.00 for any check I give you which is returned unpaid by the bank or other financial institution.

I will review other portions of this contract for additional information about non-payment, default, any required repayment in full before the scheduled date, and prepayment refunds and penalties.

® means an estimate.

MORTGAGE: I hereby grant, bargain, sell, convey and mortgage to you, as Mortgagee, my real estate at my "Address" below and as more particularly described on page 3 (reverse side) of this contract as security for all amounts due to you under this Installment Sales Contract and Mortgage. I hereby grant to you a power of attorney to insert the legal description of my real estate hereon at a later time. I hereby waive any and all rights that I may have pursuant to RCW Section 61.12.120, commonly referred to as the "One Action Rule". You may take action with respect to any and all security that I give you under this agreement in any order or simultaneously as you deem prudent and you need not proceed first against my real property described herein. Buyer X Co-Buyer X

REVERSE SIDE: I UNDERSTAND THAT THE ADDITIONAL TERMS AND PROVISIONS PRINTED ON PAGES 1, 3 AND 4 OF THIS INSTALLMENT SALES CONTRACT AND MORTGAGE ARE A PART OF THIS INSTALLMENT SALES CONTRACT AND MORTGAGE AND THAT I AM BOUND BY THEM. NOTICE: PROVISIONS PRINTED ON PAGES 1, 3 AND 4 COMPRISE ADDITIONAL TERMS LIMITING SELLER'S WARRANTY OBLIGATION.

NOTICE TO BUYER

1. I do not have to sign this contract before I read it or if any of the spaces intended for the agreed terms, except as to unavailable information, are blank. 2. I am entitled to a copy of this contract at the time I sign it. 3. I may at any time pay off the full unpaid balance due under this contract and I will not have to pay a penalty. 4. The service charge does not exceed 16.05 % per annum computed monthly. 5. I may cancel this contract if it is solicited in person, and I sign it, at a place other than the seller's business address shown on the contract, by sending notice of such cancellation by certified mail return receipt requested to the seller at his address shown on the contract which notice shall be posted not later than midnight of the third day (excluding Sundays and holidays) following my signing this contract. If I choose to cancel this contract, I must return or make available to the seller at the place of delivery any merchandise in its original condition, received by me under this contract. 6. Due to the uniqueness of some of the products you sell, I understand that in special situations your regional office may have to review and accept this contract prior to your becoming bound by it.

BUYER'S RIGHT TO CANCEL

I HAVE BEEN ORALLY ADVISED THAT I MAY CANCEL THIS AGREEMENT AT ANY TIME PRIOR TO MIDNIGHT OF THE THIRD BUSINESS DAY AFTER THE DATE OF THIS TRANSACTION. (I HAVE READ THE ACCOMPANYING NOTICE OF RIGHT TO CANCEL FORM FOR AN EXPLANATION OF THIS RIGHT.)

COPY RECEIVED: I acknowledge receipt of a completely filled in copy of this contract along with two (2) copies of the Notice of Right to Cancel Form.

IN WITNESS WHEREOF, this Installment Sales Contract and Mortgage has been signed on this 13TH day of January, 19 97

BUYER'S "ADDRESS" 31 CROSTVIEW LN City UNDERWOOD County SILVERDALE

THE PACESETTER CORPORATION d/b/a PACESETTER PRODUCTS, INC. (SELLER - MORTGAGEE) State WA Zip 98651

By: John D. Schlegel (AUTHORIZED OFFICER)

By: John L. Strange (FACTORY REPRESENTATIVE)

By: John L. Strange (BUYER - MORTGAGOR)

By: Pauline G. Strange (CO-BUYER - MORTGAGOR)

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ORIGINAL FINANCIAL INSTITUTION

AFTER RECORDING RETURN TO:

PACESETTER
12775 N.E. Marx
Portland, OR 97230

PAGE 3 OF 4

TO BE RECORDED IN REAL ESTATE RECORDS

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PACESETTER
12775 N.E. Marx
Portland, OR 97230

LEGAL DESCRIPTION

Lot 10, Block 1 of Underwood Crest Addition as recorded in Book "A" of Plats,
page 154, records of Skamania County, Washington

ACKNOWLEDGMENT OF NOTARY PRESENCE
I (We) hereby confirm that the Notary Public
whose name appears within did personally
appear, sign and seal this document in
my (our) presence.
Initialed: Dr. Meyer Co-Meyer

State of Washington
County of Skamania } ss.

On this 13th day of January, 1997, before me,
the undersigned, a Notary Public in and for the State of Washington, duly commissioned
and sworn, personally appeared John C. Stroup and
Pauline C. Stroup, to me known to be
the individuals described in and who executed the within and foregoing instrument,
and acknowledged to me that they signed and sealed the said instrument as their free
and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal hereto affixed the day and year in this certificate
above-written.

Gary Abel GARY ABEL
Notary Public in and for the State of Washington, residing at
SP27 N.E. 9th Portland, OR 97211
My commission expires: OCT 12 1998

NOTARY PUBLIC
STATE OF WASHINGTON
GARY ABEL
My appointment expires Oct. 12, 1998