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SKAGANIA CO. WASH
BY SKAGANIA CO. CLERK

APR 21 10 21 AM '97
P. J. LARRY
AUDITOR
GARY M. OLSON

LOAN MODIFICATION AGREEMENT

LOAN NUMBER 11-306286-6

TAX NUMBER #03-08-17-4-0-0204-00

This agreement made and entered into this ____ day of April, 1997, by and between RIVERVIEW SAVINGS BANK FSB, (hereinafter called "Lender"), Raymond Otis and Ruth Otis, husband and wife, (Hereinafter called "Owner(s)")

WITNESSETH:

WHEREAS, Lender loaned

Raymond Otis and Ruth Otis, husband and wife,
(Name of Original Borrower(s))

the sum of sixty three thousand and 00/100 dollars, (\$63,000.00) as evidenced by a note and mortgage (the term "mortgage" includes a Deed of Trust) executed and delivered on May 29, 1996, which mortgage is duly recorded under Auditor's File No. #125391 in the public records in the jurisdiction where the mortgaged property is located which note and mortgage are hereby incorporated herein as part of this instrument; and

WHEREAS, the undersigned owner of said premises has found it necessary and does hereby request a modification of the terms of said loan for the following reasons:

Owner has made a substantial payment of principal and this modification is entered into to adjust the principal and interest payment in accordance with the new principal balance for amortization over the term of the original loan.

NOTWITHSTANDING, all other terms and conditions remain unchanged.

and

WHEREAS, the parties desire to restate the modified terms of said loan so that there shall be no misunderstanding of the matter;

THEREFORE, it is hereby agreed that, in consideration of the reasons stated above, as of the date of this agreement the unpaid balance of said indebtedness is forty seven thousand five hundred ninety five and 84/100 dollars, (\$47,595.84), all of which the undersigned promises to pay with interest at 8.375% per annum until paid and that the same shall be payable (three hundred sixty four and 10/100 dollars), (\$364.10) per month beginning on the 1st of May, 1997. To be applied first to interest and balance to principal, plus a sum estimated to be sufficient to discharge taxes and insurance obligations, if applicable, (which estimated sum may be adjusted as necessary) and that in all other respects said mortgage contract shall remain in full force and effect.

* Subject to Terms of Note

Dated April 17, 1997

RIVERVIEW SAVINGS BANK, FSB
(Corporate Mortgage)

Raymond Otis
Raymond Otis (Individual)

By Karen M. Nelson
Karen M. Nelson Vice President

Ruth Otis
Ruth Otis (Individual)

By Shirley A. DuPaul
Shirley A. DuPaul Assistant Vice President

STATE OF WASHINGTON
COUNTY OF CLARK

On this day personally appeared before me Raymond Otis and Ruth Otis, husband and wife to me known to be the individual(s) described in and who executed the within and acknowledged that foregoing instrument, and acknowledged that said instrument was executed as of their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 15th day of April, 1997.

[Signature]

Notary Public in and for the State of Washington, residing at Stevenson
My Commission Expires: 11/1/01

STATE OF WASHINGTON
COUNTY OF CLARK

On this 17th day of April, 1997, before me the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Karen M. Nelson and Shirley A. DuPaul to me known to be the Vice President and Assistant Vice President, respectively, of Riverview Savings Bank, FSB, 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 the seal affixed to the foregoing instrument of said corporation. Witness my hand and official seal hereto affixed the day and year first above written.

[Signature]

Notary Public in and for the State of Washington, residing at Washington
My Commission Expires: 5/20/02

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APR 21 1997
CLERK