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BOOK 173 PAGE 405

WHEN RECORDED MAIL TO:

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FILED FOR RECORD
SKAMANIA COUNTY WASH
BY *Landerholm et al*

FEB 13 4 21 PM '98

P. Laury
AUDITOR

GARY H. OLSON

REAL ESTATE EXCISE TAX

NA

FEB 17 1998

PAID NA - See Ex 17453

sw
SKAMANIA COUNTY TREASURER

SELLER'S ASSIGNMENT OF REAL ESTATE CONTRACT AND DEED

THE GRANTOR, JIMMY V. COATES, Trustee of the Vada A. Coates Revocable Living Trust, dated April 8, 1994, hereby conveys, assigns, transfers and sets over to GRANTEE, JIMMY V. COATES, a married man as his separate property, and LAURA C. COATES, a single woman, in equal shares, as tenants in common, all interest in that certain real estate contract dated June 29, 1995, including any interest therein which Grantor may hereafter acquire, to the following described real estate situated in Skamania County, Washington:

A tract of Land in the Southeast Quarter of the Southwest Quarter of Section 17, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, Described as follows:

Lot 1 of the Bill Coates Short Plan, Recorded in Book 3 of Short Plats, Page 250, Skamania County Records

Tax Lot No. 03-08-17-3-0-1410-00.

More commonly known as Coates Short Plat Lot 1.

That certain contract being between JIMMY V. COATES, Trustee of the Vada A. Coates Revocable Living Trust, dated April 8, 1994, hereinafter referred to as "Seller," and DERYL L. LUSTY and THERESA E. LUSTY, husband and wife, as joint tenants with the right of survivorship, hereinafter referred to as "Purchaser," was recorded June 29, 1995, in Book 150, Page 826, Skamania County Records for the sale and purchase of the above-described real estate. The Grantees hereby assume and agree to fulfill the conditions of said real estate contract.

DATED this 6th day of Feb., 1998.

Jimmy V. Coates, Trustee
JIMMY V. COATES, Trustee

Assessor's Parcel No.: 03-08-17-3-0-1410-00

Real Estate Excise Tax paid on
June 29, 1995, under Receipt No. 17453

Gary H. Martin, Skamania County Assessor

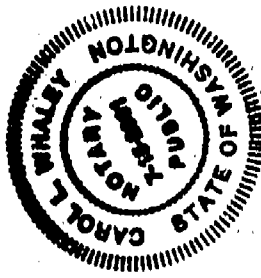
Date 2-13-98 Parcel # 03-08-17-3-0-1410

STATE OF WASHINGTON)

County of Pierce) ss.)

I certify that I know or have satisfactory evidence that JIMMY V. COATES is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the Trustee of the Vada A. Coates Revocable Living Trust dated April 8, 1994, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument

DATED: Feb 6 1998



Carol L. Whaley
Notary Public in and for the State
of Washington, residing at Puyallup
My appointment expires: 7-15-2001