

139697

BOOK 204 PAGE 487

Return Address:

John J. Brady  
442 Kramer Road  
Underwood, WA 98651

FILED FOR RECORD  
SKAMANIA COUNTY, WASH.  
By *Harley & Bonnie Ternahan*  
Nov 17 10 35 AM '00  
*Olson*  
GARY M. OLSON

MEMORANDUM OF PURCHASE OPTION

Reference Number(s) of related document(s): N/A

**Grantor:** Harley A. Ternahan and Bonnie F. Ternahan, Trustees of the Ternahan Living Trust dated September 14, 1995.

**Grantee:** Underwood Mountain, LLC, a Washington limited liability company.

**Legal Description (abbreviated):** South Half of Southwest Quarter of Section 16, Township 3 North, Range 10 East, W.M.; portion of East Half of the Northeast Quarter of the Northwest Quarter of Section 21, Township 3 North, Range 10 East, W.M. Gary H. Martin, Skamania County Assessor  
Full legal(s) on *Exhibit A*.  
Date 11/17/00 Parcel # 3-10-16-1000  
Parcel # 3-10-21-2-100

**Assessor's Tax Parcel ID Number:** 3 10 16 00 1000 00; 3 10 21 20 0100 00

Please take notice that, pursuant to an Option to Purchase Real Property dated 14 NOV, 2000, ("Option") between Harley A. Ternahan and Bonnie F. Ternahan, Trustees of the Ternahan Living Trust dated September 14, 1995 ("Optionor") and Underwood Mountain, LLC, a Washington limited liability company ("Optionee"), Optionor has given Optionee the right to purchase the real property located in Skamania County, Washington and legally described on *Exhibit A* ("Property").

The Option and this Memorandum shall expire and be of no further force and effect unless Optionee exercises the Option to purchase the Property by December 15, 2007.

MEMORANDUM OF PURCHASE OPTION

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All of the terms of the Option are not contained in this Memorandum which neither expands nor modifies the terms of the Option. The Option shall control over this Memorandum in the event of any conflict or inconsistency. Any person who is potentially interested in the Property should make further inquiry of the parties hereto who may be contacted through:

Optionor:


Harley and Bonnie Ternahan  
11 Wess Road  
Underwood, WA 98651

Optionee:

John J. Brady  
442 Kramer Road  
Underwood, WA 98651

OPTIONEE:

Underwood Mountain, LLC  
the

By:   
John J. Brady,  
the  
Chief Operating Officer

OPTIONOR:

  
Harley A. Ternahan, Trustee of

Ternahan Living Trust dated  
September 14, 1995

  
Bonnie F. Ternahan, Trustee of

Ternahan Living Trust dated  
September 14, 1995

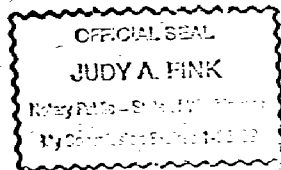
STATE OF WASHINGTON

COUNTY OF Klickitat

SS.

I certify that I know or have satisfactory evidence that **John J. Brady** is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the **Chief Operating Officer of Underwood Mountain, LLC** to be the free and voluntary act of such party for the uses and purposes stated therein.

Dated Nov 14, 2000



Name: Judy A. Fink  
NOTARY PUBLIC, State of  
Washington

My appointment expires Jan 25, 2002

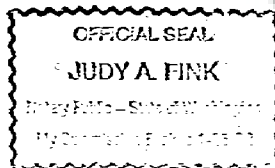
STATE OF WASHINGTON

COUNTY OF Klickitat

SS.

I certify that I know or have satisfactory evidence that **Harley A. Ternahan and Bonnie F. Ternahan** are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated that they were authorized to execute the instrument and acknowledged it as the **Trustees of the Ternahan Living Trust dated September 14, 1995** to be the free and voluntary act of such party for the uses and purposes stated therein.

Dated Nov 14, 2000



Name: Judy A. Fink  
NOTARY PUBLIC, State of  
Washington

My appointment expires Jan 25, 2002

**EXHIBIT A**

**LEGAL DESCRIPTION OF PROPERTY**

PARCEL I:

The South Half of the Southwest Quarter of Section 16, Township 3 North, Range 10 East of the Willamette Meridian in the County of Skamania, State of Washington.

Parcel: 3 10 16 00 1000 00

PARCEL II:

The East Half of the Northeast Quarter of the Northwest Quarter of Section 21, Township 3 North, Range 10 East of the Willamette Meridian in the County of Skamania, State of Washington;  
EXCEPT the following described portion thereof: Beginning at a point on the West right-of-way line of the County Road known and designated as the Kramer Road, said point being North 44° 40' East a distance of 936.1 feet from a railroad iron marking the Southwest corner of the East half of the Northeast Quarter of the Northwest Quarter of the said Section 21: thence South 89° 38' West 300 feet; thence North 340 feet; thence North 89° 38' East 300 feet to the West right-of-way line of said Kramer Road; thence South along said West line 340 feet to the point of beginning.

Parcel: 3 10 21 20 0100 00