

BOOK 209 PAGE 996

FILED FOR RECORD
SKAMMIA CO. WASH
BY *Phil H. Ringle, Jr.*

May 18 4 20 PM '01

Lowry
AUDITOR
GARY M. OLSON

MAIL TO: REAL ESTATE EXCISE TAX
 Delores E. Troussaint N/A
 2804 SE Courtney Rd MAY 17 2001
 #1 PAID SUPERIOR #21523 DTD 5/17/01
 Milwaukie, OR
 97222
 H. J. JENSON, District
 CLATSOP COUNTY TREASURER

ASSIGNMENT OF SELLERS' INTEREST IN ASSIGNMENT AND ASSUMPTION AGREEMENT

DELORES E. TROUSSAINT, the duly appointed, qualified, and acting Personal Representative of the Estate of Dayle B. Wheeler, does hereby sell, assign, and transfer all of the Sellers' interest in that certain Assignment and Assumption Agreement made and entered into by and between Dale B. Wheeler and Marcia Wheeler, as Sellers, and La Roy Michalek and Karin Michalek, as Purchasers, of the following described property:

Cabin Site #129 of the Northwoods, being part of Government Lots 4 and 8, Section 26, Township 7 North, Range 6 East of Willamette Meridian, Skamania County, Washington, subject, however, to an easement for right of way for access road acquired by The United States of American, United States Forest Service.

to DELORES E. TROUSSAINT and CHRISTINA ELAINE MORRIS, each as to an undivided one-half interest, pursuant to the terms of the Last Will and Testament of Dayle B. Wheeler and the Decree of Final Distribution entered by the Clackamas County Probate Court, a copy of which is attached hereto and by reference incorporated herein.

The balance due under the above agreement as of November 10, 2000, is the sum of \$11,355.32, with interest from November 1, 2000.

The true and actual consideration paid for this transfer, stated in terms of dollars, is None.

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1 - Assignment of Contract

000571

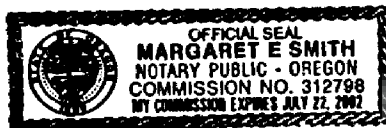
Dated this 20th day of November, 2000.

Delores E. Troussaint
Delores E. Troussaint
Personal Representative of the
Estate of Dayle b. Wheeler

STATE OF OREGON)
) ss:
COUNTY OF CLACKAMAS)

Personally appeared the above named Delores E. Troussaint,
Personal representative of the Estate of Dayle B. Wheeler,
Deceased, and acknowledged the foregoing instrument to be her
free and voluntary act and deed.

Before me this 20th day of November, 2000.



Margaret E. Smith
Notary Public for Oregon
My Commission Expires: 7-22-2002

After recording return to:

Delores E. Troussaint and Christina E. Morris
2804 S. E. Courtney Road, 31
Milwaukie, Oregon 97222

IN THE CIRCUIT COURT OF THE STATE OF OREGON
FOR THE COUNTY OF CLACKAMAS
PROBATE DEPARTMENT

In the Matter of the Estate) No. P00-03-67
of)
DAYLE B. WHEELER,) ORDER APPROVING FINAL ACCOUNT
Deceased,) AND DECREE OF
FINAL DISTRIBUTION

The personal representative has filed her final account
herein and the court finds:

1.

All Federal and State of Oregon income and fiduciary tax
returns have been filed on behalf of the decedent and this estate
and there are no taxes due and owing by the decedent or this
estate. There are no real or personal property taxes due from
this estate or on account of this decedent.

2.

The personal representative is entitled to statutory
compensation for her services as personal representative herein
in the sum of \$2,105.67.

Page 1 - Order Approving Final Account

PHIL B. RINGLE, JR., OSBA#57971
Attorney at Law
MOUNTAIN VIEW PROFESSIONAL CENTER
1001 Madalla Avenue, Suite 214
Oregon City, Oregon 97045
(503) 656-0879

3.

The remaining unsatisfied claims and expenses of
administration, including reasonable attorney fees, are:

Attorney fees due the law firm of
Phil H. Ringle, Jr. 2,819.50

4.

The remainder of the estate assets after payment of the
claims and expenses set forth above is vested in the following
heirs and devisees under decedent's will:

GAYLE LAVERN LEONARD:

Cash in the sum of	\$ 5,000.00	\$ 5,000.00
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PATRICIA ANN RADEMACHER:

Cash in the sum of	5,000.00	5,000.00
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CHRISTINA ELAINE MORRIS:

Cash in the sum of	14,224.48
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1/2 interest in the cabin contract	5,677.66
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1/2 interest in the coins and jewelry	<u>742.50</u>
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20,644.63	20,644.64
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DELORES E. TROUSSAINT:

Cash in the sum of	14,244.47
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1/2 interest in the cabin contract	5,677.66
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1/2 interest in the coins and jewelry	<u>742.50</u>
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20,644.63	<u>20,644.63</u>
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\$ 51,289.27

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5.

Proof of mailing the notice of time for filing objections to the final account and petition for decree of distribution has been filed herein and the time for filing objections having past with no objections being filed, now, therefore, it is hereby

ORDERED, ADJUDGED AND DECREED as follows:

(a) The final account is approved.

(b) The personal representative is directed to pay herself the sum of \$2,105.67 for her services as personal representative hereunder.

(c) The personal representative is directed to pay the law firm of Phil H. Ringle, Jr. the sum of \$2,819.50 as reasonable attorney fees for his legal services rendered the estate.

(d) The personal representative is directed to distribute the remaining estate assets set forth above in paragraph 4, and the property is hereby vested in those persons in the amounts set forth.

Dated this 22 day of December, 2000.

/s/ ROBERT D. HERNOON

Circuit Court Judge

Personal Representative:

Delores E. Troussaint
2804 S. E. Courtney Road #1
Milwaukie, Oregon 97222
(503) 659-2704

Attorney for Personal Representative

Phil H. Ringle, Jr., OSB# 57071
1001 Molalla Avenue, Suite 214
Oregon City, Oregon 97045
(503) 656-0879



Certified True Copy Of The Original
Dated This 22 Day Of Dec 2000
Trial Court Administrator
By: [Signature]

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