

**RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:**

Ronald A. Shellan
Miller Nash LLP
111 SW 5th Avenue, Suite 3400
Portland, OR 97204

REAL ESTATE EXCISE TAX

23628

FEB 1 1 2004

PAID

exempt

Vickie Chelland
SKAMANIA COUNTY TREASURER

Grantor : Columbia Cascade Housing Corporation, an Oregon non-profit corporation
Grantee : Hamilton Park Limited Partnership, a Washington limited partnership
Abbreviated Legal : Lots C-49 and C-50, Third Add., North Bonneville, Block 10, Skamania Co.
Assessor's Tax Parcel # : 02 07 29 22 2600 00; 02 07 29 22 2700 00
Other Reference Nos. : None

STATUTORY BARGAIN AND SALE DEED

Grantor, **Columbia Cascade Housing Corporation**, an Oregon non-profit corporation, for and in consideration of \$10.00 and other good and valuable consideration, in hand paid, bargains, sells, and conveys to Grantee, **Hamilton Park Limited Partnership**, a Washington limited partnership, the real estate situated in the County of Skamania, State of Washington, more specifically described in Exhibit A attached hereto and made a part hereof, subject only to those permitted exceptions set forth in Exhibit B attached hereto and made a part hereof.

DATED as of December 10, 2003.

GRANTOR:

Columbia Cascade Housing Corporation, an
Oregon non-profit corporation

By: *Ruby Mason*
Ruby Mason, Executive Director

2-7-29-2-2- 2600
2700

2-11-04

RTM

STATE OF OREGON)
County of WASCO) : ss.

I certify that Ruby Mason appeared personally before me and that I know or have satisfactory evidence that said person signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the Executive Director of **Columbia Cascade Housing Corporation**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 17 day of DECEMBER, 2003.





NOTARY PUBLIC FOR OREGON
My Commission Expires: 9-14-2004

EXHIBIT A

LEGAL DESCRIPTION

Lots C-49 and C-50, Third (3rd) Addition to Plats of the Relocated Town of North Bonneville, Block 10, recorded in Book 'B' of Plats, Page 34 and 35, under Skamania County File No. 85402, Records of Skamania County, Washington.

Gary H. Martin, Skamania County Assessor

Date 2-11-04 Parcel # 2-7-29-2-2-2600
GHM 2700

Unofficial
Copy

EXHIBIT B

PERMITTED EXCEPTIONS

1. Reserving, to the United States of America, the right to grant Easements to Public Utilities to Erect, Construct, Operate and Maintain Public Utilities on, over and under the Utility Easements(s), if any, as shown on said recorded Plats.
2. Easements as shown on recorded Plat.
3. Deed of Trust, including the terms and provisions thereof, executed by COLUMBIA CASCADE HOUSING CORPORATION, AN OREGON NON-PROFIT CORPORATION, as grantor, to SKAMANIA COUNTY TITLE COMPANY, A WASHINGTON CORPORATION, as trustee, for IMPACT CAPITAL, A WASHINGTON NON-PROFIT CORPORATION, as Beneficiary, recorded DECEMBER 2, 2003 in Book 255, Page 45, Auditor File No. 151343, Skamania County Mortgage Records, given to secure the payment of \$96,600.00.
4. Deed of Trust, including the terms and provisions thereof, executed by COLUMBIA CASCADE HOUSING CORPORATION, AN OREGON NON-PROFIT CORPORATION, as grantor to SKAMANIA COUNTY TITLE COMPANY, A WASHINGTON CORPORATION, as trustee for IMPACT CAPITAL, A WASHINGTON NON-PROFIT CORPORATION, as beneficiary, recorded DECEMBER 2, 2003 in Book 255, Page 60, Auditor File No. 151344, Skamania County Mortgage Records, given to secure the payment of \$74,982.00.
5. Deed of Trust, including the terms and provisions thereof, executed by COLUMBIA CASCADE HOUSING, A WASHINGTON NON-PROFIT CORPORATION, as grantor, to FIRST AMERICAN TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION, as trustee, for MID COLUMBIA HOUSING AUTHORITY, as Beneficiary, recorded DECEMBER 2, 2003, in Book 255, Page 75, Auditor File No. 151345, Skamania County Mortgage Records, given to secure the payment of \$50,000.00.