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Date: 05/03/2006 10:45A
Filed by: PHILIP G MARSHALL
Filed & Recorded in Official Records
of SKAMANIA COUNTY
J. MICHAEL GARVISON
AUDITOR
Fee: \$34.00

After Recording Return to:

Philip G. Marshall
Attorney at Law
12204 SE Mill Plain Blvd., Suite 200
Vancouver, WA 98684

REAL ESTATE EXCISE TAX

N/A

MAY - 3 2006

PAID See 910224 22530 DTD 10-08-2002 (P01)
22530 DTD 10-8-2002 (P00)
Vicki Chelland
SKAMANIA COUNTY TREASURER

Title of Document: Seller's Assignment of Real Estate Contract and Deed
Grantor: RAMONA A. BENNETT, a single person
Grantee: RAMONA A. BENNETT LIVING TRUST OF MARCH 17, 2006,
RAMONA A. BENNETT, TRUSTEE
Legal Description: NW 1/4 Sec 31 T2N R5E
Reference Numbers: 146143 and 2006160606
Assessor Parcel Number: 02-05-31-2-0-0701-00 and 02-05-31-2-0-0700-00

SELLER'S ASSIGNMENT OF REAL ESTATE CONTRACT AND DEED

GRANTOR, RAMONA A. BENNETT, for good and valuable consideration, hereby assigns, conveys, transfers, and sets over to RAMONA A. BENNETT LIVING TRUST OF MARCH 17, 2006, RAMONA A. BENNETT, TRUSTEE, that certain real estate contract entered into on the October 1, 2002, and recorded under Skamania County Auditor's File No. 146143, between Ramona A. Bennett, a single person, Seller, and John E. Ensley and Sharon Ensley, husband and wife, Purchaser, for the sale and purchase of the following real estate situated in Skamania County, State of Washington, including any interest thereon which Grantor may hereafter acquire:

See Exhibit "A" attached hereto for complete legal description.

NOTE: A portion of the above described property was released from the above mentioned Real Estate Contract and a Partial Warranty Fulfillment Deed issued by Ramona A. Bennett, as the Grantor, to the above mentioned Purchaser on February 16, 2006, and which Partial Warranty Fulfillment Deed was recorded under Skamania County Auditor's File No. 2006160606.

GRANTOR conveys and quit claims the above mentioned contract to assignee who hereby assumes and agrees to fulfill the conditions of the real estate contract and Grantor hereby covenants that there is now unpaid on the principal of said contract the sum of \$_____.

DATED this 2 day of May, 2006.

Ramona A. Bennett
RAMONA A. BENNETT

SELLER'S ASSIGNMENT OF REAL
ESTATE CONTRACT AND DEED - 1

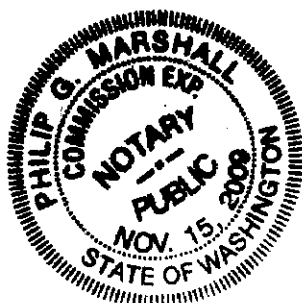
STATE OF WASHINGTON)

: ss.

County of Clark)

On this day before me personally appeared RAMONA A. BENNETT, to me known to be the individual described herein, and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

SUBSCRIBED AND SWORN TO before me this 2nd day of MAY, 2006.



Philip G. Marshall
Notary Public for Washington
Residing in Vancouver, therein
My Commission Expires: 11.15.09

SELLER'S ASSIGNMENT OF REAL
ESTATE CONTRACT AND DEED - 2

EXHIBIT "A"

A Tract of land in the Northwest Quarter of Section 31, Township 2 North, Range 5 East of the Willamette Meridian in the County of Skamania, State of Washington, described as follows:

Lots 1 and 2 of the Baars Short Plat, recorded in Book 3 of Short Plats, Page 396, Skamania County Records.

Together with a mobile home, VIN WH11283, Size ^{21 RB} 16/52, Make VINTR, Yr. 1992, Title Number 9233705004.

Subject to:

1. Easement for Utilities, including the terms and provisions thereof, recorded February 20, 1931, in Auditor's File No. 17053.
2. Rights of the Public in and to that portion lying within road.
3. Easements as shown on the recorded short plat.
4. Road Maintenance Agreement, including the terms and provisions thereof, recorded November 6, 2001, in Book 216, Page 574.