

After Recording Return to:

Margaret Rose Turner
71 Arrowhead Trails
Washougal, WA 98671

Title of Document: First Amendment to Real Estate Contract
Grantor: Margaret Rose Turner, AKA Margie Turner, who took title as
Margaret Bennett Maw
Grantee: Samuel Peebles and Nancy Peebles, Husband and Wife
Legal Description: NW ¼ Sect 31 T2N R5EWM
Reference Numbers: 130958 and 148917
Assessor Parcel Number: 02-05-31-2-0-0202 00

FIRST AMENDMENT TO REAL ESTATE CONTRACT

First Amendment to Real Estate Contract made this 20 day of January, 2009 by and between Margaret Rose Turner, as the "Seller" and Samuel Peebles and Nancy Peebles, husband and wife as the "Buyer".

Skamania County Assessor
Date 2-10-09 Parcel# 2-05-31-2-0-202 RECITALS
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A, On March 27, 1998, Margaret Rose Turner, a single person, executed a Real Estate Contract with the Buyers, recorded under Auditor's File No 130958 (Recorded March 27, 1998, Excise No 19400) and on May 15, 2003, executed an extension of Real Estate Contract recorded under Auditor's File No 148917 calling for the sale of real property legally described as follows:

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

Lot 3 of the TURNER SHORT PLAT, recorded in Book 3 of Short plats, Page 312, Skamania County Records.

B. The Contract was due and payable on May 15, 2008, but a verbal agreement between both Seller and Buyer, Contract was extended to January 15, 2009 and Contract is viable and extended. All payments and interest have been made by the "Buyer" to Jan 15, 2009. Therefore, based upon good and valuable consideration and the terms and provisions as contained herein, the parties hereby agree to amend, modify and supplement the Contract as follows:

1. Extension of Due Date. Section 4. (c) is hereby amended such that the entire balance of principal and interest is due in full on or before January 15, 2014. The monthly payment schedule is amended and will be continued at \$350 each month.

2. Interest Rate. Section 4.(c) is hereby amended in that the interest rate on the declining principal balance shall be decreased from nine percent (9%), or seven percent (7%), to six percent (6%) per annum effective January 15, 2009.
3. Balance of Contract. The parties acknowledge that the balance owed on the Contract as of December 31, 2008, was Seventeen Thousand Seven Hundred Twenty Dollars and 49/100. (\$17,720.49).
4. Except as specifically amended, modified or supplemented, all terms, provisions and conditions of the Contract shall remain in full force and effect.

SELLER:

Buyer:

Margaret Rose Turner DATE 1-20-09
MARGARET ROSE TURNER

Samuel Peebles DATE 2-3-09
SAMUEL PEEBLES

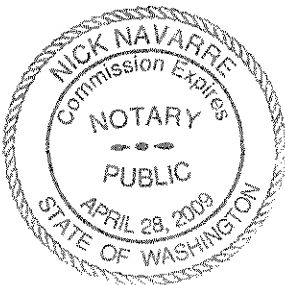
Nancy Peebles DATE 2-3-09
NANCY PEEBLES

STATE OF WASHINGTON

COUNTY of Clark

On this day before me, the undersigned, a Notary Public in and for the State of Washington, personally appeared MARGARET ROSE TURNER, to me known to be the individual described in 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.

Given under my hand and official seal this 20 day of January 2009.



[Signature]
NOTARY PUBLIC in and for the State of Washington,
Residing at Clark County
My Commission Expires 4-28-2009

STATE OF WASHINGTON)

County of Clark)^{SS}

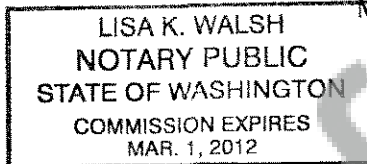
On this day personally appeared before me appeared SAMUEL PEEBLES and NANCY PEEBLES, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 3rd day of February, 2009

Lisa K Walsh

NOTARY PUBLIC in and for the State of
Washington, residing at Washigton

My Commission Expires: March 1, 2012



**FIRST AMENDMENT TO
REAL ESTATE CONTRACT-3**