

Filed for Record at Request of:

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PO Box 7846
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NOTICE OF TRUSTEE'S SALE

Grantor	Edward Earl Younglove III, Trustee; Proteus Pension Plan & Trust, Beneficiary
Grantee	Danial Ray Cates, a single man
Legal Description (abbreviated)	SE ¼ SEC 34 T2N R5E
Assessor's Tax Parcel ID No.	02-05-34-0-0-0600-00
Reference Nos. of Related Documents	2005156324

NOTICE OF TRUSTEE'S SALE

I.

NOTICE IS HEREBY GIVEN that the undersigned Trustee will on the 8th day of October, 2010, at the hour of ten (10) o'clock a.m., at County Courthouse, 240 NW Vancouver Avenue, in the City of Stevenson, State of Washington, sell at public auction to the highest and best bidder, payable at the time of sale, the following described real property, situated in the County of Skamania, State of Washington, to-wit:

See attached Exhibit A.

Property Tax Parcel No. 02-05-34-0-0-0600-00

which is subject to that certain Deed of Trust dated February 18, 2005, recorded February 22, 2005, under Auditor's File No. 2005126324, records of Skamania County, Washington, from Danial Ray Cates, as Grantor, to George W. McKallip, Jr., as Trustee, to secure an obligation in favor of Proteus Pension Plan & Trust, as Beneficiary. Edward Earl Younglove III was appointed Successor Trustee by Appointment of Successor Trustee filed June 1, 2010, under Auditor's File No. 2010175631.

II.

No action commenced by the Beneficiary of the Deed of Trust or the Beneficiary's successor is now pending to seek satisfaction of the obligation in any Court by reason of the Grantor's default on the obligation secured by the Deed of Trust.

III.

The default(s) for which this foreclosure is made is/are as follows:

Failure to pay when due the following amounts which are now in arrears:

<u>Monthly Payments</u> (interest only) through June 21, 2010:	\$11,696.18
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<u>Late Charges</u> through June 14, 2010	629.20
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TOTAL MONTHLY PAYMENTS AND INTEREST	\$12,325.38
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IV.

The sum owing on the obligation secured by the Deed of Trust is: principal \$157,305.75, together with interest as provided in the notes or other instruments secured from February 18, 2005, February 2, 2007 and October 16, 2009, and such other costs and fees as are due under the note or other instrument secured, and as are provided by statute.

V.

The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. The sale will be made without warranty, express or implied, regarding title, possession or encumbrances on the 8th day of October, 2010. The default(s) referred to in paragraph III must be cured by September 27, 2010 (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time on or before September 27, 2010 (11 days before the sale date), the default(s), as set forth in paragraph III, is/are cured and the Trustee's fees and costs are paid. The sale may be terminated any time after September 27, 2010 (11 days before the sale date), and before the sale by the Grantor or the Grantor's successor in interest or the holder of any recorded junior lien or encumbrance, by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults.

VI.

A written notice of default was transmitted by the Beneficiary or Trustee to the Grantor or the Grantor's successor in interest at the following address: Danial Ray Cates, 721 Wantland Road Washougal, WA 98671 by both first class and certified mail on May 3, 2010, proof of which is in the possession of the Trustee; and the Grantor or the Grantor's successor in interest was personally served on May 7, 2010, with said written notice of default or the written notice of default was posted in a conspicuous place on the real property described in paragraph I above, and the Trustee has possession of proof of such service or posting.

VII.

The Trustee whose name and address are set forth below will provide, in writing, to anyone requesting it, a statement of all costs and fees due at any time prior to the sale.

VIII.

The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property.

IX.

Anyone having any objection to the sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's Sale.

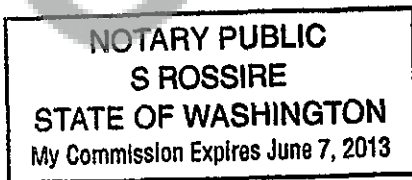


Edward Earl Younglove III, Trustee
Westhills II Office Park
1800 Cooper Point Rd SW, Bldg. 16
PO Box 7846
Olympia, WA 98507-7846
(360) 357-7791

STATE OF WASHINGTON)
) ss.
COUNTY OF THURSTON)

On this day personally appeared before me Edward Earl Younglove III, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 21st day of June, 2010.





S. ROSSIRE (Print Name)
NOTARY PUBLIC in and for the State
of Washington, residing at Summit
Commission expires: June 7, 2013

Exhibit A

That portion of the West Half of the Southeast Quarter of Section 34, Township 2 North, Range 5 East of the Willamette Meridian, Skamania County, Washington, described as follows:

Commencing at a 1" iron pipe with a brass disk marking the Southwest corner of said Section 34, as shown in recorded Survey Book 1, Page 247;

Thence South $89^{\circ}30'12''$ East along the South line of said Section 34, a distance of 2613.30 feet to a found $6/8''$ iron rod with a yellow plastic cap stamped "SWART 16929", marking the Southwest corner of Deed recorded in Book 130, page 968;

Thence North $01^{\circ}12'11''$ East along the West line of said West Half of the Southeast Quarter of said Section 34, a distance of 826.88 feet to the True Point of Beginning of this herein described parcel of land;

Thence continuing North $01^{\circ}12'11''$ East along said West line, a distance of 497.58 feet to a found $5/8''$ iron rod with a yellow plastic cap stamped "HAGEDORN", as shown in recorded Survey Book 1, Page 244 for the Southwest corner of Lot 11 and the Northwest corner of the Southwest Quarter of said Southeast Quarter of Section 34;

Thence continuing North $01^{\circ}12'11''$ East along said West line, a distance of 301.03 feet to the centerline of Wantland Road;

Thence Easterly along said centerline, a distance of 69.73 feet on a curve to the right having a radius of 300.00 feet and a central angle of $13^{\circ}19'04''$;

Thence continuing along said centerline North $86^{\circ}20'00''$ East, a distance of 39.95 feet;

Thence continuing along said centerline, a distance of 66.03 feet on a curve to the left having a radius of 100.00 feet and a central angle of $37^{\circ}50'00''$;

Thence continuing along said centerline North $48^{\circ}30'00''$ East, a distance of 204.53 feet;

Thence continuing along said centerline, a distance of 42.20 feet on a curve to the left having a radius of 100.00 feet and a central angle of $24^{\circ}10'36''$;

Thence North $36^{\circ}24'42''$ East, a distance of 64.72 feet;

Thence North $29^{\circ}09'52''$ East, a distance of 100.90 feet to the North line of said Lot 11;

Thence South $80^{\circ}20'00''$ East along said North line, a distance of 726.38 feet to the North line of Lot 12 of said "HAGADORN" survey;

Thence North $60^{\circ}40'00''$ East along said North line of Lot 12, a distance of 202.65 feet to a point on the East line of said West Half of the Southeast Quarter;

Thence South $01^{\circ}11'49''$ West along said East line, a distance of 639.96 feet to the Northeast corner of the Southwest Quarter of the Southeast Quarter of said Section 34;

Thence North $89^{\circ}28'13''$ West along the North line of said Southwest Quarter of the Southeast Quarter, a distance of 881.81 feet;

Thence South $01^{\circ}12'11''$ West, a distance of 497.37 feet;

Thence North $89^{\circ}29'55''$ West, a distance of 437.75 feet to the True Point of Beginning.