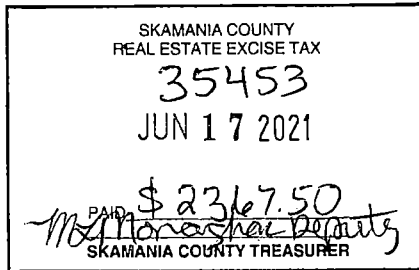




When recorded return to:

Kelly Hopkins
9808 NE 115th Court
Vancouver, WA 98662
612876004



BILL OF SALE

For and in consideration of One hundred Seventy Five Thousand and No/100 (\$175,000.00) the receipt of which is acknowledged Robert A. Russell and Mary C. Russell, husband and wife ("Seller"), hereby sells, assigns, transfers and delivers to Kelly Hopkins ("Buyer"), all of Seller's right, title and interest in and to all items of personal property (the "Personal Property") described in Exhibit A & B attached hereto and made a part hereof.

Said personal property is currently located at:

(X) See Exhibit A & B attached hereto and made a part hereof.

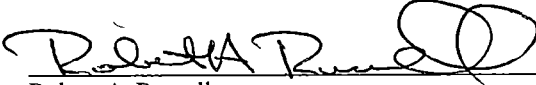
Abbreviated Legal: Northwood Cabins #112

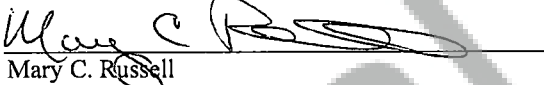
Tax Parcel Number(s): 96000112000000

Seller warrants to Buyer that Seller has good title to the Personal Property; that Seller has the right and authority to sell, assign, transfer and deliver the Personal Property to Buyer; and that any interest of Seller in the Personal Property is free and clear of liens, security interests, encumbrances and adverse claims. Said Personal Property is otherwise transferred to Buyer herein in its "as-is-where-is" condition, and without any other representation or warranty of Seller, expressed or implied.

This Bill of Sale is intended to pass title to the Personal Property from Seller to Buyer irrespective of whether any of said Personal Property is correctly characterized as a fixture as a matter of law.

Dated: June 10, 2021


Robert A. Russell


Mary C. Russell

STATE OF WA

ss.

COUNTY OF CLARK

I certify that I know or have satisfactory evidence that ROBERT A. RUSSELL AND MARY C. RUSSELL (is/are) the person(s) who appeared before me, and said person(s) acknowledged that THEY signed this instrument and acknowledged it to be THEIR free and voluntary act for the uses and purposes mentioned in this instrument..

Dated: 10 June 2021



Notary name printed or typed: Scott Schaffner
Notary Public in and for the State of WA
Residing at Vancouver
My appointment expires: 8-18-24



EXHIBIT A TO BILL OF SALE
PERSONAL PROPERTY

Cabin and any personal property within and on property.

EXHIBIT B TO BILL OF SALE
REAL PROPERTY

Cabin 112, as shown on the Plat and Survey entitled Recorded for Survey for Water Front Recreation, Inc., dated May 16, 1974, on file and record under Auditors File No. 77523, at Page 449, of Book J of Miscellaneous Records of Skamania County, Washington; TOGETHER with an appurtenant easement as established in writing in said plat, for the joint use of the area shown as roadways on the plat.

SUBJECT to reservation by the United States of America in approved selection list number 259 dated March 4, 1953, and recorded September 4, 1953, at Page 23 of Book 52 of Deeds, under Auditors File No. 62114, records of Skamania County as follows:

"... the provisions, reservations, conditions, and limitations of Section 24, Federal Power Act of June 10, 1920, as amended... and the prior right of the United States, its licensees and permittees to use for power purposes that part within Power Projects No. 2071, 2111, and 264."

Skamania County Assessor

Date 6/7/21 Parcel# 96-000112
