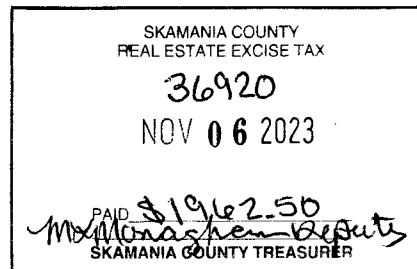




**AFTER RECORDING MAIL TO:**

James Bradley Gooch and Laura Sue Hunt  
3226 NE 31st Avenue  
Portland, Oregon 97212



**BILL OF SALE**

Government Mineral Springs Cabin 43, which is a recreation residence on National Forest land in the Gifford Pinchot National Forest, Mount Adams Ranger District, and is subject to the terms and conditions of a US Department of Agriculture Special Use Permit (SUP) for recreational residences, currently granted to Diana Hartzell, Seller, through 12/31/2028, along with associated improvements: conditionally accepted storage shed, water transmission line, septic system, and propane tank.

I, Diana Hartzell ("Seller") *Trustee of the Diana G. Hartzell Living Trust* for and in consideration of One Hundred Forty Five Thousand Dollars (\$145,000) the receipt of which is acknowledged by Diana Hartzell ("Seller"), hereby sell, assign, transfer, and deliver to James Bradley Gooch and Laura Sue Hunt ("Buyer"), all of the Seller's right, title and interest in and to all items of personal property (the "Personal Property") and the following described real property: *\* Trustee of the Diana G. Hartzell Living Trust*

Said personal property is identified as cabin and improvements located at:

Lot number 43 of the GOVERNMENT MINERAL SPRINGS tract, a plat of which is on file in the office of the Forest Supervisor, or

NW 1/4 Sec. 31, T. 5 N., R. 7 E., WILLAMETTE MERIDIAN, Skamania County, Washington.  
(Tax parcel number 96001043000000) *Skamania County Assessor ZM*

And by emergency responders and homeowners insurance providers it is identified as: *Date 11-7-23 Parcel # 96001043000000*  
#43 Forest Service Road 5401, Carson, WA 98610

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.

Seller and Buyers agree to collaborate in completing the application to the USFS for revocation of the SUP by the Seller and application for the SUP by the Buyer, and that this signed Bill of Sale must accompany the USFS application for the SUP. The Buyer understands that it may take the USFS more than 30 days to process the SUP.

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.

The undersigned Seller affirms that the above information about these properties is true to the best of their knowledge, and accepts the terms of this Bill of Sale.

Diana Hartzell

SELLER NAME *print* Diana Hartzell *signature* Diana Hartzell DATE 11/7/2023  
STREET ADDRESS 7729 SE Carlton St.  
CITY Portland STATE OR ZIP 97206

The date of transfer of ownership of the said property is effective on the date of Seller's signature on this Bill of Sale.

STATE OF:

COUNTY OF:

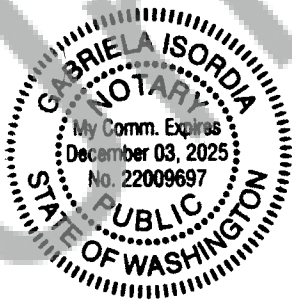
I certify that I know or have satisfactory evidence that Diana Hartzell is the person who appeared before me, and said person acknowledge that she signed this instrument and acknowledge it to be her free and voluntary act for the use and purposes mentioned in this instrument.

NOTARY NAME PRINTED OR TYPED: Gabriela Isordia DATED November 7 2023

Notary Public in and for the State of Washington

Residing at: Shamania County

My appointment expires: December 3, 2025



Laura Sue Hunt

BUYER 2 NAME *print* Laura Hunt *signature* *[Signature]* DATE 11/7/23

STREET ADDRESS 5611 SE Ash St.

CITY Portland STATE OR ZIP 97215

STATE OF:

COUNTY OF:

I certify that I know or have satisfactory evidence that Laura Sue Hunt is the person who appeared before me, and said person acknowledge that she signed this instrument and acknowledge it to be her free and voluntary act for the use and purposes mentioned in this instrument.

NOTARY NAME PRINTED OR TYPED: Gabriela Isordia DATED November 7 2023

Notary Public in and for the State of Washington

Residing at: Skamania County

My appointment expires: December 3, 2025



The undersigned Buyer accepts the terms of this Bill of Sale and understands that the above listed properties are sold without guarantees or warranties, either expressed or implied, other than those named within.

James Bradley Gooch

BUYER 1 NAME *print* James Bradley Gooch *Signature* J. Bradley Gooch DATE Nov. 7 2023

STREET ADDRESS 3226 NE 31st Ave.

CITY Portland STATE OR ZIP 97212

STATE OF:

COUNTY OF:

I certify that I know or have satisfactory evidence that James Bradley Gooch is the person who appeared before me, and said person acknowledge that he signed this instrument and acknowledge it to be his free and voluntary act for the use and purposes mentioned in this instrument.

NOTARY NAME PRINTED OR TYPED: Gabriela Esordia DATED November 7 2023

Notary Public in and for the State of Washington

Residing at: Shanania County

My appointment expires: December 3, 2025