

UCC FINANCING STATEMENT
FOLLOW INSTRUCTIONS

A. NAME & PHONE OF CONTACT AT FILER [optional]
JWR Law, LLC

B. E-MAIL CONTACT AT FILER [optional]
jwrabornlaw@gmail.com

C. SEND ACKNOWLEDGMENT TO: (Name and Address)

Pirfil Cam, Trustee
Pirfil Cam Trust
P.O. Box 69
Gervis, OR 97206

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S NAME – Provide only one Debtor name (1a or 1b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the individual Debtor's name will not fit in line 1b, leave all of item 1 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

1a. ORGANIZATION'S NAME

OR 1b. INDIVIDUAL'S SURNAME
Rahman

FIRST PERSONAL NAME
Sazzadur

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

1c. MAILING ADDRESS
3295 NW 114th St.

CITY
Portland

STATE
OR

POSTAL CODE
97229

COUNTRY
USA

2. DEBTOR'S NAME – Provide only one debtor name (2a or 2b) (use exact, full name; do not omit, modify or abbreviate any part of the Debtor's name); if any part of the individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

2a. ORGANIZATION'S NAME
Bonneville Lodging, LLC

OR 2b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

2c. MAILING ADDRESS
3295 NW 114th St.

CITY
Portland

STATE
OR

POSTAL CODE
97229

COUNTRY
USA

3. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGNOR SECURED PARTY): Provide only one Secured Party name (3a or 3b)

3a. ORGANIZATION'S NAME

OR 3b. INDIVIDUAL'S SURNAME
Cam

FIRST PERSONAL NAME
Pirfil

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

3c. MAILING ADDRESS
P.O. Box 69

CITY
Gervis

STATE
OR

POSTAL CODE
97206

COUNTRY
US

4. COLLATERAL: This financing statement covers the following collateral:

See attached Exhibit A as it relates to the Bonneville Lodge located at 1252 E. Cascade Dr.,North Bonneville, WA, Skamania County, under Parcel ID Nos. 02071630020000 and 02071630020006

5. Check only if applicable and check only one box: Collateral is ☐ held in a Trust (see UCC1Ad, item 17 and instructions) ☐ being administered by a Decedent's Personal Representative

6. Check only if applicable and check only one box:
☐ Public-Finance Transaction ☐ A Debtor is a Transmitting Utility

7. ALTERNATIVE DESIGNATION (if applicable): ☐ Lessee/Lessor ☐ Consignee/Consignor ☐ Seller/Buyer ☐ Bailee/Bailor ☐ Licensee/Licensor

8. OPTIONAL FILER REFERENCE DATA

Debtor: Bonneville Lodge, LLC and Sazzadur Rahman

ATTACHMENT TO UCC FINANCING STATEMENT

This Financing Statement covers the following property:

All furniture, fixtures, appliances, machinery, equipment, construction and building materials, and all personal property (other than artwork) and any replacements and proceeds and substitutions thereof, owned by Debtor and now located on or attached to the real property described in Exhibit A attached hereto (the "Real Estate") or hereafter acquired or located thereon or attached thereto, and all lighting, heating, cooking, ventilating, air conditioning, incinerating, sprinkling and plumbing systems, and all pipes, wires, attached fixtures and apparatus forming a part of or used in connection therewith, and all cooking appliances, cabinets, windows, doors, and all wall to wall carpeting located on or in the Real Estate;

All judgments, awards of damages, and settlements hereafter made resulting from condemnation proceedings or the taking of the Real Estate or any part thereof under the power of eminent domain, or for any damage (whether caused by such taking or otherwise) to the Real Estate or the improvements thereon or any part thereof, or to any rights appurtenant thereto, including any award for change of grade or streets;

All inventory, contract rights, cash (including the "Funds," as defined in 1.3 of the Deed of Trust, Security Agreement, Assignment of Leases and Rents, and Fixture Filing ("Deed of Trust") granted by Debtor to Secured Party encumbering the Real Estate), proceeds, profits, income, rent, accounts receivable, fees, charges, lease agreements, lease payments, insurance proceeds, deposits and other accounts or other payments, logos, trademarks, and all trade name agreements, and all replacements and proceeds relating thereto now owned or hereafter acquired by Debtor, in connection with the Real Estate, including but not limited to all revenues and credit card receipts collected from guest rooms, meeting rooms, recreational facilities, all receivables, customer obligations, installment payment obligations, deposits securing reservations, license, lease and concession fees, and vending machine sales.

All documents, instruments, chattel paper, claims, deposits, and general intangibles, as the foregoing terms are defined in the Uniform Commercial Code, and all contract rights, franchises, books, records, plans, specifications, permits, franchise agreements, property management agreements, licenses, approvals, actions, and telephone numbers, which now or hereafter relate to, are derived from or used in connection with the Real Estate or in the use, operation, maintenance, occupancy, or enjoyment thereof or the conduct of any business or activities thereon.

All contracts and general intangibles relating to construction of improvements at the Real Estate, including without limitation any and all construction contracts, architect contracts, and plans and specifications created thereunder, development contracts, payment and/or performance bonds, and claims for defective materials or workmanship, including any judgments and awards arising from such claims.

Exhibit A-Real Estate

Lot 1 BHS Short Plat, recorded in Skamania County Auditor File No. 2015000078, Skamania County Records.

LESS AND EXCEPT that portion conveyed by instrument recorded as Auditor File Number 2017002646, Skamania County Records, described as follows:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 1 OF THE "BHS SHORT PLAT" AS RECORDED UNDER SKAMANIA COUNTY, WASHINGTON, AUDITORS FILE NUMBER 2015000078;

THENCE NORTH 02° 14' 41" EAST, ALONG THE WEST LINE OF SAID LOT 1, FOR A DISTANCE OF 1024.18 FEET TO THE INTERSECTION OF SAID WEST LINE AND THE SOUTH RIGHT OF WAY LINE OF THE NORTHWEST PIPELINE CORPORATIONS 60-FOOT-WIDE PIPELINE EASEMENT AS DESCRIBED AND RECORDED IN BOOK 192 AT PAGES 23 THROUGH 31, SKAMANIA COUNTY, WASHINGTON, AUDITORS RECORD;

THENCE LEAVING SAID WEST LINE, ALONG SAID SOUTH RIGHT OF WAY LINE THE FOLLOWING COURSES AND DISTANCE;

THENCE NORTH 46° 25' 25" EAST, FOR A DISTANCE OF 158.37 FEET;

THENCE SOUTH 66° 56' 50" EAST, FOR A DISTANCE OF 246.53 FEET;

THENCE SOUTH 77° 44' 50" EAST, FOR A DISTANCE OF 250.79 FEET;

THENCE LEAVING SAID SOUTH RIGHT OF WAY LINE, NORTH 07° 47' 20" WEST, FOR A DISTANCE OF 63.87 FEET TO THE NORTH RIGHT OF WAY LINE OF SAID 60-FOOT WIDE PIPELINE EASEMENT;

THENCE NORTH 62° 10' 10" EAST, ALONG SAID NORTH RIGHT OF WAY LINE, FOR A DISTANCE OF 317.95 FEET;

THENCE LEAVING SAID NORTH RIGHT OF WAY LINE, SOUTH 39° 19' 50" EAST, FOR A DISTANCE OF 61.23 FEET TO THE NORTHEAST CORNER OF LOT 2 OF SAID "BHS SHORT PLAT";

THENCE SOUTH 62° 10' 10" WEST, ALONG THE NORTH LINE OF SAID LOT 2, FOR A DISTANCE OF 248.60 FEET TO THE NORTHWEST CORNER THEREOF;

THENCE LEAVING SAID NORTH LINE, SOUTH 26° 58' 17" EAST, FOR A DISTANCE OF 191.15 FEET TO THE SOUTHWEST CORNER THEREOF AND THE SOUTH LINE (NORTH RIGHT OF WAY LINE OF EAST CASCADE DRIVE) OF SAID LOT 1;

THENCE ALONG THE SOUTH LINE OF SAID LOT 1 THE FOLLOWING COURSES AND DISTANCES;

THENCE SOUTH 32° 43' 21" WEST FOR A DISTANCE OF 75.96 FEET TO THE BEGINNING OF A 447.50-FOOT RADIUS CURVE TO THE RIGHT;

THENCE ALONG THE ARC OF A TANGENT 447.50-FOOT RADIUS CURVE TO THE RIGHT, FOR AN ARC DISTANCE OF 130.95 FEET, THROUGH A CENTRAL ANGLE OF 16° 46' 00",

THE LONG CHORD OF WHICH BEARS SOUTH $41^{\circ} 06' 21''$ WEST, FOR A CHORD DISTANCE OF 130.49 FEET;

THENCE SOUTH $49^{\circ} 29' 21''$ WEST FOR A DISTANCE OF 92.60 FEET, TO THE BEGINNING OF A 144.60-FOOT RADIUS CURVE TO THE LEFT;

THENCE ALONG THE ARC OF A TANGENT 144.60-FOOT RADIUS CURVE TO THE LEFT, FOR AN ARC DISTANCE OF 55.14 FEET, THROUGH A CENTRAL ANGLE OF $21^{\circ} 51' 00''$, THE LONG CHORD OF WHICH BEARS SOUTH $38^{\circ} 33' 51''$ WEST, FOR A CHORD DISTANCE OF 54.81 FEET;

THENCE SOUTH $27^{\circ} 38' 21''$ WEST FOR A DISTANCE OF 155.47 FEET TO THE BEGINNING OF A 113.25- FOOT RADIUS CURVE TO THE RIGHT;

THENCE ALONG THE ARC OF A TANGENT 113.25-FOOT RADIUS CURVE TO THE RIGHT, FOR AN ARC DISTANCE OF 62.00 FEET, THROUGH A CENTRAL ANGLE OF $31^{\circ} 22' 00''$, THE LONG CHORD OF WHICH BEARS SOUTH $43^{\circ} 19' 21''$ WEST, FOR A CHORD DISTANCE OF 61.23 FEET;

THENCE SOUTH $59^{\circ} 00' 21''$ WEST FOR A DISTANCE OF 191.11 FEET TO THE BEGINNING OF A 348.30-FOOT RADIUS CURVE TO THE LEFT;

THENCE ALONG THE ARC OF A TANGENT 348.30-FOOT RADIUS CURVE TO THE LEFT, FOR AN ARC DISTANCE OF 110.03 FEET, THROUGH A CENTRAL ANGLE OF $18^{\circ} 06' 00''$, THE LONG CHORD OF WHICH BEARS SOUTH $49^{\circ} 57' 21''$ WEST, FOR A CHORD DISTANCE OF 109.57 FEET;

THENCE SOUTH $40^{\circ} 54' 21''$ WEST FOR A DISTANCE OF 323.27 FEET TO THE TRUE POINT OF BEGINNING.