

LITIGATION/TRUSTEE'S SALE/CONTRACT FORFEITURE GUARANTEE

SCHEDULE A

Office File Number CTL2355 Ref. No.:	Policy Number 2388-LG-CTL2355	Date of Policy June 30, 2016 at 8:00 AM	Amount of Insurance \$550.00	Premium SEE INVOICE
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- 1. Assured:
COWLITZ COUNTY TREASURER

- 2. The estate or interest in the land hereinafter described or referred to covered by this Guarantee is:
Fee

- 3. Title to the estate or interest in the land is vested in:
CLASS DEVELOPMENT, INC., A WASHINGTON CORPORATION

- 4. The land referred to in this Guarantee is situated in the State of **WASHINGTON**, County of **Cowlitz**, and is described as follows:

SEE ATTACHED EXHIBIT "A"

LITIGATION/TRUSTEE'S SALE/CONTRACT FORFEITURE GUARANTEE

INFORMATION FOR THE ASSURED

1. THIS GUARANTEE IS RESTRICTED TO THE USE OF THE ASSURED SOLELY FOR THE PURPOSE OF PROVIDING INFORMATION TO FACILITATE THE COMMENCEMENT OF A SUIT AT LAW, THE FORFEITURE OF A REAL ESTATE CONTRACT PURSUANT TO RCW 61.30, OR FORECLOSURE PURSUANT TO RCW 61.24 OF A MORTGAGE DESCRIBED IN SCHEDULE B, AFFECTING THE LAND DESCRIBED IN SCHEDULE A. THE COMPANY SHALL HAVE NO LIABILITY FOR ANY RELIANCE HEREON EXCEPT FOR THE PURPOSE FOR WHICH THIS GUARANTEE IS ISSUED. THIS GUARANTEE IS NOT A COMMITMENT NOR AN OBLIGATION BY THE COMPANY TO ISSUE ANY POLICY OR POLICIES OF TITLE INSURANCE INSURING SAID LAND, AND IT IS NOT TO BE USED AS A BASIS FOR CLOSING ANY TRANSACTION AFFECTING TITLE TO SAID LAND.
2. UPON REQUEST WITHIN 60 DAYS FROM THE EFFECTIVE DATE OF THIS GUARANTEE, THE COMPANY WILL EXTEND THE EFFECTIVE DATE OF THIS GUARANTEE BY ENDORSEMENT TO INCLUDE THE FILING OF ANY COMPLAINT AND RECORDING OF NOTICE OF LIS PENDENS, RECORDING OF NOTICE OF INTENT TO FORFEIT REAL ESTATE CONTRACT, OR RECORDING OF NOTICE OF TRUSTEE'S SALE. SUCH AN ENDORSEMENT WILL SHOW AS ADDITIONAL EXCEPTIONS, AND THEREFORE EXCLUDE FROM COVERAGE, THOSE MATTERS ATTACHING SUBSEQUENT TO THE EFFECTIVE DATE OF THE GUARANTEE BUT PRIOR TO THE ISSUANCE OF THE ENDORSEMENT.
3. UPON REQUEST ON THE 30TH DAY PRECEDING THE DATE SET FOR THE FORFEITURE OF REAL ESTATE CONTRACT, OR TRUSTEE'S SALE, THE COMPANY WILL ISSUE AN ENDORSEMENT IDENTIFYING FEDERAL TAX LIENS, IF ANY, AFFECTING THE LAND DESCRIBED IN SCHEDULE A. THE RESPONSIBILITY, HOWEVER, FOR DETERMINING THE 30TH DAY BEFORE THE SALE OR FORFEITURE, AND FOR MAKING THE REQUEST ON THAT SAME DAY, IS BORNE BY THE ASSURED.
4. THE COMPANY MAY, BUT IS NOT OBLIGATED TO, ISSUE ADDITIONAL ENDORSEMENTS EXTENDING THE EFFECTIVE DATE OF THE GUARANTEE AT THE REQUEST OF THE ASSURED. THE FEE FOR SUCH ENDORSEMENTS WILL BE CHARGED ACCORDING TO THE COMPANY'S FILED RATE SCHEDULE FOR SUCH ENDORSEMENTS. THE COMPANY WILL NOT, AND ACCEPTS NO OBLIGATION TO, ISSUE AN ENDORSEMENT EXTENDING THE EFFECTIVE DATE TO, OR BEYOND, THE DATE OF ANY SALE OF THE PREMISES, RECORDING OF A DECLARATION OF FORFEITURE OF A REAL ESTATE CONTRACT, TRUSTEE'S SALE OR DEED IN LIEU THEREOF.
5. ATTENTION IS CALLED TO SOLDIERS' AND SAILORS' CIVIL RELIEF ACT OF 1940 AND AMENDMENTS THERETO WHICH CONTAIN LIMITATIONS AGAINST THE FORFEITURE OF LAND UNDER A REAL ESTATE CONTRACT OR THE SALE OF LAND UNDER A DEED OF TRUST IF THE OWNER IS ENTITLED TO THE BENEFITS OF SAID ACT.
6. ATTENTION IS CALLED TO THE FEDERAL TAX LIEN ACT OF 1966 AND AMENDMENTS THERETO WHICH, AMONG OTHER THINGS, PROVIDES FOR THE GIVING OF WRITTEN NOTICE OF SALE OR FORFEITURE IN A SPECIFIED MANNER TO THE SECRETARY OF THE TREASURY OR HIS DELEGATE AS A REQUIREMENT FOR THE DISCHARGE OR DIVESTMENT OF A FEDERAL TAX LIEN IN A NON-JUDICIAL SALE OR FORFEITURE, AND ESTABLISHES WITH RESPECT TO SUCH LIEN A RIGHT IN THE UNITED STATES TO REDEEM THE PROPERTY WITHIN A PERIOD OF 120 DAYS FROM THE DATE OF ANY SUCH SALE OR FORFEITURE.

SCHEDULE B

File Number: **CTL2355**

Policy Number: **2388-LG-CTL2355**

GENERAL EXCEPTIONS FROM COVERAGE

- A. RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS
- B. ENCROACHMENTS, OVERLAPS, BOUNDARY LINE DISPUTES AND OTHER MATTERS WHICH WOULD BE DISCLOSED BY AN ACCURATE SURVEY AND INSPECTION OF THE PREMISES.
- C. EASEMENTS OR CLAIMS OF EASEMENTS NOT SHOWN BY THE PUBLIC RECORDS.
- D. ANY LIEN, OR RIGHT TO A LIEN, FOR SERVICES, LABOR OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS.
- E. LIENS UNDER THE WORKMEN'S COMPENSATION ACT NOT SHOWN BY THE PUBLIC RECORDS.
- F. ANY SERVICE, INSTALLATION, CONNECTION, MAINTENANCE, OR CONSTRUCTION CHARGES FOR SEWER, WATER, ELECTRICITY OR GARBAGE REMOVAL.
- G. (A) UNPATENTED MINING CLAIMS; (B) RESERVATIONS OR EXCEPTIONS IN PATENTS OR IN ACTS AUTHORIZING THE ISSUANCE THEREOF; (C) WATER RIGHTS, CLAIMS OR TITLE TO WATER.
- H. INDIAN TRIBAL CODES OR REGULATIONS, INDIAN TREATY OR ABORIGINAL RIGHTS, INCLUDING, BUT NOT LIMITED TO, EASEMENTS OR EQUITABLE SERVITUDES.
- I. GENERAL TAXES, SPECIAL ASSESSMENTS AND SPECIAL LEVIES.

SPECIAL EXCEPTIONS FROM COVERAGE

- 1. **GENERAL TAXES AND ASSESSMENTS, IF ANY, NOT INCLUDING INTEREST AND PENALTY AFTER DELINQUENCY:**

YEAR	AMOUNT	PAID	OWING
2016	\$27.46	\$0.00	\$27.46
2015	\$34.20	\$0.00	\$34.20
2014	\$34.50	\$0.00	\$34.50
2013	\$1,605.22	\$17.11	\$1,588.11

TAX PARCEL NO.: WB1101002 ACCT. NO.: R004592 TAX CODE: 920

FIRST HALF OF GENERAL TAXES BECOME DELINQUENT ON MAY 1. SECOND HALF OF GENERAL TAXES BECOME DELINQUENT ON NOVEMBER 1.

- 2. **RIGHT OF COLUMBIA CREST HOMEOWNER'S ASSOCIATION TO LEVY AND COLLECT ASSESSMENTS AS PROVIDED FOR IN ARTICLES OF INCORPORATION AND BY-LAWS.**

3. UNPAID CHARGES AND ASSESSMENTS, IF ANY, LEVIED BY COLUMBIA CREST HOMEOWNER'S ASSOCIATION.

4. COWLITZ COUNTY SUPERIOR COURT JUDGMENT:

AGAINST: CLASS DEVELOPMENT NW, INC., A WASHINGTON CORPORATION
IN FAVOR OF: T.F.T. CONSTRUCTION, INC., AN OREGON CORPORATION
AMOUNT: \$58,776.50
ENTERED: December 29, 2009
JUDGMENT NO.: 10-9-00250-9
CAUSE NO.: 09-2-02230-6
ATTORNEY FOR CREDITOR: RONDALD T. ADAMS, WSBA NO. 36013
BLACK HELTERLINE LLP
1900 FOX TOWER
805 S.W. BROADWAY
PORTLAND, OR 97204
(503) 224-5560

5. COWLITZ COUNTY SUPERIOR COURT JUDGMENT:

AGAINST: CLASS DEVELOPMENT, INC., A WASHINGTON CORPORATION
IN FAVOR OF: STONEHAVEN PROPERTIES, LLC, AN OREGON LIMITED LIABILITY COMPANY
AMOUNT: \$64,863.40
ENTERED: November 04, 2013
JUDGMENT NO.: 13-9-02642-9
CAUSE NO.: 12-2-01196-7
ATTORNEY FOR CREDITOR: WALSTEAD MERTSCHING, PS
CIVIC CENTER BUILDING THIRD FLOOR
1700 HUDSON STREET
PO BOX 1549
LONGVIEW, WASHINGTON 98632-7934
(360) 423-5220

SAID JUDGMENT ALSO RECORDED UNDER AUDITOR'S FILE NO. 3491944.

6. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: EFFIE P. PHELPS AND TO HER HEIRS AND ASSIGNS
PURPOSE: EASEMENT FOR RIGHT OF WAY
RECORDED: July 06, 1911
AUDITOR'S FILE NO.: 9922

7. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: WEST COAST TELEPHONE COMPANY
PURPOSE: POLES AND WIRES
DATED: JANUARY 9, 1958
RECORDED: NOVEMBER 8, 1962
AUDITOR'S NO.: 557295 VOLUME: 688 PAGE: 489
AREA AFFECTED: THE DESCRIPTION CONTAINED THEREIN IS NOT SUFFICIENT TO DETERMINE ITS EXACT LOCATION WITHIN THE PROPERTY HEREIN DESCRIBED

8. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: OLYMPIC LINE COMPANY
PURPOSE: OIL AND GAS PIPE LINE
DATED: JANUARY 11, 1964
RECORDED: NOVEMBER 20, 1964
AUDITOR'S NO.: 585616 VOLUME: 703 PAGE: 1526
AREA AFFECTED: THE DESCRIPTION CONTAINED THEREIN IS NOT SUFFICIENT TO DETERMINE ITS EXACT LOCATION WITHIN THE PROPERTY HEREIN DESCRIBED

AMENDED UNDER AUDITOR'S FILE NO. 3032268.

9. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: P.U.D. NO. 1 OF COWLITZ COUNTY
PURPOSE: RIGHT OF WAY FOR ELECTRICAL TRANSMISSION
DATED: APRIL 21, 1975
RECORDED: APRIL 23, 1975
AUDITOR'S NO.: 774151 VOLUME: 813 PAGE: 1276
AREA AFFECTED: THE DESCRIPTION CONTAINED THEREIN IS NOT SUFFICIENT TO DETERMINE ITS EXACT LOCATION WITHIN THE PROPERTY HEREIN DESCRIBED

10. RESERVATIONS CONTAINED IN DEED RECORDED UNDER AUDITOR'S FILE NO. 931208116, AS FOLLOWS:

PERPETUAL NON-EXCLUSIVE 60 FOOT INGRESS, EGRESS AND UTILITY EASEMENT OVER ALL THREE OF THE ABOVE DESCRIBED PARCELS OF REAL PROPERTY, THE SPECIFIC LOCATION OF WHICH SELLER MAY DESIGNATE AT ANY TIME IN THE FUTURE BY RECORDING WITH THE AUDITOR OF COWLITZ COUNTY AN INSTRUMENT DESIGNATING SUCH LOCATION. IT IS UNDERSTOOD THAT SUCH EASEMENT IS RESERVED FOR THE BENEFIT OF ALL ADJACENT REAL PROPERTY SELLER IS RETAINING THAT LIES WESTERLY AND/OR NORTHERLY OF THE ABOVE DESCRIBED REAL PROPERTY. (INCLUDES THIS AND OTHER PROPERTY)

11. MATTERS SET FORTH BY SURVEY:

RECORDED: MAY 26, 1994
AUDITOR'S NO.: 940526017 VOLUME: 13 PAGE: 57

12. AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

BETWEEN: HILDA WISHMAN, LOUISE MITTAL AND DORIS ROWLAND
AND: LENNY L. SARGENT, JILL E. SARGENT, AND LEE L. SARGENT; AND RUTH LANE
DATED: NOVEMBER 15, 1990
RECORDED: MARCH 7, 1991
AUDITOR'S NO.: 910307055 VOLUME: 1093 PAGE: 0987
REGARDING: EASEMENT AND JOINT ROAD MAINTENANCE AGREEMENT

13. MATTERS SET FORTH BY SURVEY:

RECORDED: DECEMBER 22, 1994
AUDITOR'S NO.: 941222085 VOLUME: 13 PAGE: 181

14. MATTERS SET FORTH BY SURVEY:

RECORDED: NOVEMBER 7, 1994
AUDITOR'S NO.: 941107057 VOLUME: 13 PAGE: 157

15. RESERVATIONS DISCLOSED BY REAL ESTATE CONTRACT RECORDED UNDER AUDITOR'S FILE NO. 941230104 AS FOLLOWS:

EASEMENT FOR INGRESS, EGRESS AND UTILITIES

16. AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:
BETWEEN: CLASS DEVELOPMENT, INC., OWNER AND DEVELOPER OF
COLUMBIA VIEW ESTATES, PHASES 1, 11 AND 11
DATED: MAY 19, 1997
RECORDED: JUNE 9, 1997
AUDITOR'S NO.: 970609108 **VOLUME:** 1265 **PAGE:** 0734
REGARDING: JOINT MAINTENANCE AGREEMENT

ALSO RECORDED UNDER AUDITOR'S FILE NO. 3015254.

17. DECLARATION OF COVENANTS:

BETWEEN: CLASS DEVELOPMENT, INC.
AND: COLUMBIA RIVER VIEW ESTATES, PHASE 1 AND FUTURE
PROPERTY OWNERS
DATED: JULY 1, 1997
RECORDED: JULY 3, 1997
AUDITOR'S NO.: 970910120 **VOLUME:** 1275 **PAGE:** 1026

ALSO RECORDED UNDER AUDITOR'S NO. 970910118.

18. AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

BETWEEN: CLASS DEVELOPMENT, INC.
AND: FUTURE OWNERS
DATED: JULY 3, 1997
RECORDED: JULY 7, 1997
AUDITOR'S NO.: 970707064 **VOLUME:** 1268 **PAGE:** 0211
REGARDING: COLUMBIA VIEW DRIVE JOINT MAINTENANCE AGREEMENT

SAID DOCUMENT IS A RE-RECORDING OF THE SAME, RECORDED ON JULY 3, 1997 UNDER COWLITZ COUNTY AUDITOR'S FILE NO. 970703069.

19. AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

BETWEEN: CLASS DEVELOPMENT, INC.
AND: FUTURE OWNERS
DATED: MAY 19, 1997
RECORDED: JUNE 9, 1997
AUDITOR'S NO.: 970609108 **VOLUME:** 1265 **PAGE:** 0734
REGARDING: WISHMAN DRIVE JOINT MAINTENANCE AGREEMENT

ALSO RECORDED UNDER AUDITOR'S NO. 3015254.

20. AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:
 BETWEEN: CLASS DEVELOPMENT, INC.
 AND: FUTURE OWNERS
 DATED: JULY 3, 1997
 RECORDED: JULY 7, 1997
 AUDITOR'S NO.: 970707063 VOLUME: 1268 PAGE: 0203
 REGARDING: RIDGEMONT DRIVE JOINT MAINTENANCE AGREEMENT

SAID DOCUMENT IS A RE-RECORDING OF THE SAME, RECORDED ON JULY 3, 1997 UNDER COWLITZ COUNTY AUDITOR'S FILE NO. 970703068 AND 970703069.

21. MATTERS SET FORTH BY SURVEY:
 RECORDED: SEPTEMBER 5, 1997
 AUDITOR'S NO.: 970905002 VOLUME: 17 PAGE: 11

22. MATTERS SET FORTH BY SURVEY:
 RECORDED: MARCH 19, 1998
 AUDITOR'S NO.: 3014683 VOLUME: 18 PAGE: 41

23. RESTRICTIVE COVENANTS:
 DATED: NOT DATED
 RECORDED: JUNE 6, 2001
 AUDITOR'S NO.: 3117086
 AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

24. CONDEMNATION OF ACCESS TO STATE HIGHWAY NO. SR-5, AND OF LIGHT, VIEW, AND AIR, DECREE TO STATE OF WASHINGTON, ENTERED SEPTEMBER 19, 1969, COWLITZ COUNTY SUPERIOR COURT CASE NO. 32456.

25. DECLARATION OF COVENANTS:
 BETWEEN: CLASS DEVELOPMENT, INC.
 AND: COLUMBIA RIVER VIEW ESTATES, PHASE 1 AND FUTURE PROPERTY OWNERS
 DATED: JULY 1, 1997
 RECORDED: JULY 3, 1997
 AUDITOR'S NO.: 970703070 VOLUME: 1267 PAGE: 1959
 AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

26. DECLARATION OF COVENANTS:
 BETWEEN: CLASS DEVELOPMENT, INC.
 AND: COLUMBIA RIVER VIEW ESTATES, PHASE 2 AND FUTURE OWNERS
 DATED: JULY 1, 1997
 RECORDED: JULY 3, 1997
 AUDITOR'S NO.: 970703071 VOLUME: 1267 PAGE: 1971
 AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

27. MATTERS SET FORTH BY SURVEY:
 RECORDED: JULY 23, 1997
 AUDITOR'S NO.: 970723050 VOLUME: 16 PAGE: 180

28. MATTERS SET FORTH BY SURVEY:

RECORDED: AUGUST 22, 1997
AUDITOR'S NO.: 970822080 VOLUME: 16 PAGE: 200

29. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: P.U.D. NO. 1 OF COWLITZ COUNTY
PURPOSE: RIGHT OF WAY FOR ELECTRIC TRANSMISSION
DATED: JUNE 7, 1995
RECORDED: OCTOBER 20, 1995
AUDITOR'S NO.: 3002469
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

30. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: OLYMPIC PIPE LINE COMPANY, A DELAWARE CORPORATION
PURPOSE: A PIPE LINE EASEMENT
DATED: APRIL 6, 1998
RECORDED: SEPTEMBER 11, 1998
AUDITOR'S NO.: 3032272
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

31. DECLARATION OF COVENANTS AND RESTRICTIONS:

BETWEEN: CLASS DEVELOPMENT, INC., A WASHINGTON CORPORATION
AND: THE PUBLIC
DATED: JULY 1, 1997
RECORDED: JULY 3, 1997
AUDITOR'S NO.: 970703072 VOLUME: 1267 PAGE: 1983
REGARDING: INCLUDES THIS AND OTHER PROPERTY

32. COVENANTS, CONDITIONS AND RESTRICTIONS AS CONTAINED IN INSTRUMENT:

DATED: JANUARY 18, 2000
RECORDED: JANUARY 18, 2000
AUDITOR'S NO.: 3077805

33. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: PACIFIC POWER AND LIGHT COMPANY
PURPOSE: 7 POLES AND 2 ANCHORS FOR POLE AND/OR POWER LINES FOR TRANSMISSION OF ELECTRIC CURRENT
DATED: SEPTEMBER 7, 1937
RECORDED: NOVEMBER 17, 1937
AUDITOR'S NO.: 188325 VOLUME: 246 PAGE: 347
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

34. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: PACIFIC NORTHWEST PIPELINE CORPORATION
PURPOSE: RIGHT OF WAY
DATED: OCTOBER 1, 1955
RECORDED: JANUARY 13, 1956
AUDITOR'S NO.: 447960 VOLUME: 560 PAGE: 241
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

35. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: P.U.D. NO. 1 OF COWLITZ COUNTY
PURPOSE: TRANSMISSION OF ELECTRICAL ENERGY AND COMMUNICATION
AUDITOR'S NO.: 524774 VOLUME: 646 PAGE: 235
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

36. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: GERALD THOMAS, HIS HEIRS, SUCCESSORS AND ASSIGNS
PURPOSE: TO TAKE WATER FROM AN UNNAMED SPRING, TOGETHER WITH RIGHT TO CONSTRUCT, BUILD, REPAIR AND MAINTAIN A BOX AROUND SAID SPRING, AND TO BUILD, CONSTRUCT, REPAIR AND RUN A PIPELINE
DATED: DECEMBER 31, 1962
RECORDED: DECEMBER 12, 1963
AUDITOR'S NO.: 577186 VOLUME: 705 PAGE: 500
AREA AFFECTED: THE DESCRIPTION CONTAINED THEREIN IS NOT SUFFICIENT TO DETERMINE ITS EXACT LOCATION WITHIN THE PROPERTY HEREIN DESCRIBED

37. RESERVATION CONTAINED IN DEED FROM THE STATE OF WASHINGTON RECORDED IN VOLUME 76, AT PAGE 640, RESERVING TO THE GRANTOR ALL OIL, GASES, COAL, ORES, MINERALS, FOSSILS, ETC., AND THE RIGHT OF ENTRY FOR OPENING, DEVELOPING AND WORKING THE SAME, AND PROVIDING THAT SUCH RIGHTS SHALL NOT BE EXERCISED UNTIL PROVISION HAS BEEN MADE FOR FULL PAYMENT OF ALL DAMAGES SUSTAINED BY REASON OF SUCH ENTRY.

RIGHT OF THE STATE OF WASHINGTON OR ITS SUCCESSORS, SUBJECT TO PAYMENT OF COMPENSATION THEREFORE, TO ACQUIRE RIGHTS-OF-WAY FOR PRIVATE RAILROADS, SKID ROADS, FLUMES, CANALS, WATER COURSES OR OTHER EASEMENTS FOR TRANSPORTING AND MOVING TIMBER, STONE, MINERALS AND OTHER PRODUCTS FROM THIS AND OTHER PROPERTY, AS RESERVED IN DEED REFERRED TO ABOVE.

38. COLUMBIA CREST ESTATES JOINT ROAD MAINTENANCE AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

RECORDED: JANUARY 17, 2001
AUDITOR'S NO.: 3105430
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

39. COVENANTS, CONDITIONS AND RESTRICTIONS AS CONTAINED IN INSTRUMENT RECORDED APRIL 4, 2002 UNDER AUDITOR'S FILE NO. 3144570.

40. AMENDMENTS AND ADDITIONS TO THE DECLARATION OF COVENANTS AND RESTRICTIONS, ASSOCIATION BY-LAWS AND JOINT ROAD MAINTENANCE AGREEMENT:

RECORDED: SEPTEMBER 30, 2002
AUDITOR'S NO.: 3160849

41. RESTRICTIVE COVENANT:

DATED: JULY 5, 2001
RECORDED: JULY 27, 2001
AUDITOR'S NO.: 3121679

File Number: CTL2355

42. MATTERS SET FORTH BY SURVEY:

RECORDED: AUGUST 16, 2004
AUDITOR'S NO.: 3233075 VOLUME: 25 PAGE: 150

43. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: FUTURE LAND OWNERS
PURPOSE: SEPTIC EASEMENT
DATED: DECEMBER 23, 2004
RECORDED: DECEMBER 23, 2004
AUDITOR'S NO.: 3244726
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

SAID DOCUMENT WAS INCORRECTLY SIGNED AND NOTARIZED AS AN INDIVIDUAL.
SAID DOCUMENT SHOULD BE RE-RECORDED TO CORRECT THE SAME.

44. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: PACIFIC NORTHWEST BELL TELEPHONE COMPANY, A
WASHINGTON CORPORATION
PURPOSE: UNDERGROUND COMMUNICATION LINES
RECORDED: February 21, 1986
AUDITOR'S FILE NO.: 860418036 VOLUME: 1000 PAGE: 1429

45. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

GRANTEE: CLASS DEVELOPMENT N.W., A WASHINGTON CORPORATION, ITS
SUCCESSORS AND ASSIGNS
PURPOSE: SEPTIC PURPOSES
DATED: JANUARY 26, 2005
RECORDED: JANUARY 26, 2005
AUDITOR'S NO.: 3247387
AREA AFFECTED: INCLUDES THIS AND OTHER PROPERTY

46. LACK OF INGRESS AND EGRESS TO A COUNTY ROAD.

47. MATTERS SET FORTH BY SURVEY:

RECORDED: MARCH 17, 2005
AUDITOR'S NO.: 3252173 VOLUME: 26 PAGE: 63

48. ANY DEFECT IN OR INVALIDITY TO THE TITLE TO SAID LAND OR CLAIM OF ANY DEFECT OR
INVALIDITY OF SAID TITLE ARISING OUT OF OR OCCASIONED BY A VIOLATION OF OR THE
APPLICATION OF THE BANKRUPTCY CODE, OR ANY FRAUDULENT CONVEYANCES LAW OR
INSOLVENCY LAW.

End of Schedule B Exceptions.

File Number: **CTL2355**

PARCEL NO.-WB1101002
ACCT. NO-R004592
Policy Number: **2388-LG-CTL2355**

NOTES:

At the request of the assured the following information is provided:

a. THE ADDRESS OF THE SUBJECT PROPERTY IS:

BARE LAND
WOODLAND, WA 98674

b. THE FOLLOWING ABBREVIATED LEGAL DESCRIPTION IS PROVIDED AS A COURTESY TO ENABLE THE DOCUMENT PREPARER TO CONFORM WITH THE REQUIREMENTS OF RCW 65.04.045, PERTAINING TO STANDARDIZATION OF RECORDED DOCUMENTS.

ABBREVIATED LEGAL DESCRIPTION: 11-5N-1W T-1B



Authorized Signatory

CASCADE TITLE COMPANY OF COWLITZ COUNTY, INC.

Privacy Policy Notice

PURPOSE OF THIS NOTICE

Title V of the Gramm-Leach-Bliley Act (GLBA) generally prohibits any financial institution, directly or through its affiliates, from sharing nonpublic personal information about you with a nonaffiliated third party unless the institution provides you with a notice of its privacy policies and practices, such as the type of information that it collects about you and the categories of persons or entities to whom it may be disclosed. In compliance with the GLBA, we are providing you with this document, which notifies you of the privacy policies and practices of **CASCADE TITLE COMPANY OF COWLITZ COUNTY, INC.**

We may collect nonpublic personal information about you from the following sources:

Information we receive from you such as on applications or other forms.

Information about your transactions we secure from our files, or from [our affiliates or] others.

Information we receive from a consumer reporting agency.

Information that we receive from others involved in your transaction, such as the real estate agent or lender.

Unless it is specifically stated otherwise in an amended Privacy Policy Notice, no additional nonpublic personal information will be collected about you.

We may disclose any of the above information that we collect about our customers or former customers to our affiliates as permitted by law.

WE DO NOT DISCLOSE ANY NONPUBLIC PERSONAL INFORMATION ABOUT YOU WITH ANYONE FOR ANY PURPOSE THAT IS NOT SPECIFICALLY PERMITTED BY LAW.

We restrict access to nonpublic personal information about you to those employees who need to know that information in order to provide products or services to you. We maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard your nonpublic personal information.

**PARCEL NO.-WB1101002
ACCT. NO-R004592**

File No.: CTL2355

EXHIBIT "A"

ALL THAT PORTION OF TRACT 12 OF BOUNDARY LINE ADJUSTMENT SURVEY RECORDED UNDER AUDITOR'S FILE NO. 3252173 IN VOLUME 26 OF SURVEY'S, PAGE 63 LYING WITHIN SECTION 11, TOWNSHIP 5 NORTH, RANGE 1 WEST ONLY.

EXCEPTING THEREFROM TRACT 14 OF SAID SURVEY IN VOLUME 26 OF SURVEY'S, PAGE 63.

ALSO EXCEPTING THEREFROM TRACT 16 OF BOUNDARY LINE ADJUSTMENT SURVEY RECORDED UNDER AUDITOR'S FILE NO. 3233075 IN VOLUME 25 OF SURVEY'S, PAGE 150.

ALSO KNOWN AS T-1B OF COUNTY RECORDS.