

by the buyer or assignee.

EXECUTED in duplicate, this 19 day of Sept., 1924.

SELLER Union Land Corp.
By J H Cowley Pres
By Cowley & Strickland

Buyer

Filed for record at request of E. H. Whalen on May 9 1927 at 3:06 P.M.

John Haugen County Auditor By
402631

D. J. Evans

Deputy Auditor

Union Land Corporation
to
Morris Rogers

CONTRACT

Cash Dis To Union Land Corporation hereinafter called the Seller, hereby agrees to sell and convey to Morris Rogers of Street, City of Edmonds hereinafter called the buyer, and the buyer hereby agrees to purchase, in mutual consideration of the mutual promises and agreements hereinafter appearing, Lot (or Lots) No. 27 & 28 Bk 2 in Olympic View an addition to the City of Edmonds State of Wash. as surveyed, platted and in accordance with the laws of the State of Washington

PAYMENTS-- The buyer agrees to pay to the seller for said lot (or lots) at the State Bank of Edmonds or at such other place as the seller may hereafter designate the sum of Five Hundred thirty eight Dollars (\$538⁰⁰) payable Five Dollars (\$5⁰⁰) cash and No and 50/100 Dollar (\$0⁵⁰) weekly on each lot Saturday of each week hereafter or the equivalent thereof monthly in advance on the first Saturday of any month, until said purchase price is paid in full.

TAXES-- The seller agrees to pay all general taxes levied against said property which shall be due and payable prior to Oct. 1-1927 The buyer agrees to pay prior to delinquency all general taxes except as aforesaid, and all special assessments hereinafter levied or assessed against said property. Should the buyer fail to pay any taxes or assessments that he is required by this contract to pay, before the same become delinquent, the seller may at his option, advance and pay the same and add the amount so paid to the balance due on the lot or lots and the buyer agrees to repay to the seller the amount so advanced and paid with interest at ten per cent per annum in the following manner: Fifty Cents a month on each lot for paying the regular taxes and \$1.00 a month on each lot for paying the special taxes at the same time installments on the purchase price are paid by buyer.

INTEREST AND DISCOUNTS-- The seller will charge no interest for 2 years after which time six (6) per cent. per annum, interest payable semi-annually, will be charged on the unpaid balance. Any part of the purchase price may be paid before due, and (for payments in addition to regular installments) a discount of 15 per cent. will be given on all cash payments on the purchase price within thirty days from date of this contract, and 10 per cent. bonus shall be allowed on payments of or over in advance, after thirty days and during the said period in which no interest is charged.

SUSPENSION OF PAYMENTS-- It is agreed that the purchaser shall not be compelled to make payments on this contract during actual and unavoidable non-employment for a period limited, however, to ten weeks, nor during sickness for a similar period, Provided, However, that there shall be no suspension unless he shall have furnished the seller weekly written proof of such non-employment or in the case of sickness a weekly certificate of a practicing physician.

CANCELLATION-- Time is of the essence of this contract and of each provision hereof and in case of the failure of the purchaser to make any payment herein provided, except as payment may be suspended in accordance with the preceding paragraph, at the time specified or to observe or perform any other obligation upon the purchaser's part to be observed or performed hereunder, all payments made hereunder shall be forfeited to the seller at the seller's option

and without notice as and for liquidated damages and all interest and rights of the purchaser shall cease and the seller shall have the right to reenter and take possession of said land and premises and all improvements thereto without suit.

ASSIGNMENT-- The buyer may sell or transfer this contract only with the written consent of the seller's said agent and any sale or assignment without such consent shall be void. In event of sale or transfer of this contract with such consent the last assignee shall succeed to all rights, delinquencies, and liabilities of the buyer hereunder. The buyer shall have the right to immediate possession of said premises and risk of loss or damage thereto from and after the date of this contract is assumed by the buyer.

Date Paid	Amount Paid	Paid to	Receipt
Oct 8 1925	9.00	W.H.D.	
Nov 5 1925	5.00	H.V.A.	
Dec 7 1925	5.00	G.E.H.	
Jan 5 1926	5	H.V.A.	
Feb 5 1926	5	H.V.A.	
Mar 6 1926	5	H.V.A.	
Apr 6 1926	5	H.V.A.	
May 6 1926	5	H.V.A.	
Jun 2 1926	5	H.V.A.	
Jul 6 1926	5	H.V.A.	
Jul 20 1926	5	H.V.A.	
Jul 20 1926	5	H.V.A.	
Oct 5 1926	5	H.V.A.	
Oct 20 1926	5	H.V.A.	
Dec 6 1926	5	G.E.H.	
Jan 5 1927	5	H.V.A.	
Feb 8 1927	5	H.V.A.	
Mar 9 1927	5	H.V.A.	
Apr. 5 1927	5	Allen	

NOTICE

This contract is not assignable without the written consent of Cowley and Strickland. Whoever purchases this contract with such written consent may have a new book issued in the buyer's name upon payment of a fee of \$1.00 to the home office.

April 6th 1927

For Value received, I hereby transfer and assign to E. H. Whalen Edmonds Wash
Street City
all my right, title and interest in and to the foregoing contract.

Morris Rogers
Seller.

I hereby accept the above assignment of the foregoing Contract and accept all the conditions and assume all the obligations of said Contract, and I also direct that notice of option be given by letter addressed to me at Street City Edmonds Wash Buyer E H Whalen

This transfer is hereby accepted upon condition and in the absence of such evidence that the purchaser is entitled to hold contract under paragraph "Restrictions" of within contract, and on such conditions only.

Cowley & Strickland.
By J H Cowley

CONDITION-- This property herein described is sold on the express covenant that it shall never be sold to, or occupied by a negro or person of African descent, nor used for any immoral purpose, or any purpose contrary to any statute or city ordinance. In the event of the violation of any of these provisions the seller shall have the right to cancel this contract. After the execution and delivery of deed a violation of any of the restrictions or of the conditions herein shall work a forfeiture of the property and may also be restrained by injunction sought in any court of competent jurisdiction by any other owner of a lot or lots in the addition herein.

WARRANTY DEED-- It is agreed when the purchase price has been fully paid and the purchaser has fulfilled on his part all terms of this contract, the seller will execute to the buyer a general warranty deed, and shall also deliver to the purchaser a title insurance policy for the amount of the principle of the purchase price, conveying said lot or lots, free and clear of all encumbrance, save encumbrance, tax, assessment, or lien, placed or allowed to accrue

thereon by the buyer or assignee.

EXECUTED in duplicate, this 8th day of October 1925.

SELLER Union Land Corporation
By Cowley & Strickland Agts.
By W. H. Dunbar
Buyer

Filed for record at request of E. H. Whalen on May 9 1927 at 3:07 P.M.

John Haugen County Auditor By *D. J. Travis* Deputy Auditor

402632

A. K. Beilfus et ux
to

Eby Lodge No 104 Independent Order
of Odd Fellows of Marysville Washington

WARRANTY DEED

THE GRANTORS, A. K. Beilfus and Augusta Beilfus, husband and wife, for and in consideration of Ten Dollars in hand paid, convey and warrant to Eby Lodge No 104 Independent Order of Odd Fellows of Marysville Washington the Grantee the following described real estate:

Lot Twelve (12) in Block Two (2), of the Town of Marysville

This deed is given pursuant to a contract of sale dated July 1st 1921, and the warranties herein, after the date of said contract, shall be deemed to apply only to the acts of the Grantors and shall not be deemed to include any taxes or assessments becoming due after the date of said contract. situated in the county of Snohomish, State of Washington.

Dated April 22nd, A.D., 1927

Signed in presence of
.....

A. K. Beilfus
Augusta Beilfus

State of Washington,)
County of Snohomish) ss.

THIS IS TO CERTIFY, That on this 22nd day of April A.D., 1927 before me J. H. Maulsby a Notary Public in and for the State of Washington, duly commissioned and sworn personally came A. K. Beilfus and Augusta Beilfus, husband and wife, to me known to be the individuals described in and who executed the within instrument, and acknowledged to me that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal the day and year in this certificate first above written.
(J. H. Maulsby)
(N. P. Seal)
(Com. Exp.)
(Aug. 30, 1930)

J. H. Maulsby
Notary Public in and for the State of Wash-
ington, residing at Everett.

Filed for record at request of Eby Lodge 104 I.O.O.F. on May 9 1927 at 3:12 P.M.

John Haugen County Auditor By *D. J. Travis* Deputy Auditor

402633

Elizabeth Greenleaf et vir
to
Ralph A. Greenleaf

WARRANTY DEED

The Grantors, Clement A. Greenleaf and Elizabeth Greenleaf, husband and wife, residing in the county of Snohomish, State of Washington, for and in consideration of Ten (\$10.00) Dollars, in hand paid, do Convey and Warrant to Ralph A. Greenleaf, a single man, grantee the following described real estate, lying, situate and being in the County of Snohomish, State of Washington, to-wit:

Lots number Twenty-two (22) and Twenty-three (23), Block Two Hundred Twenty-nine (229), Supplemental Plat of Church and LaMoure's Addition to Everett

This conveyance is subject to existing mortgages, taxes and assessments (if any) against said lands.

Dated this 7th day of May 1927.

Elizabeth Greenleaf
C. A. Greenleaf

STATE OF WASHINGTON,)
County of Snohomish.) ss:

I, the undersigned a Notary Public, do hereby certify that on this 7th day of May 1927 per-

PLAT OF
Olympic View
EDMONDS
WASH.

