

Time is of the essence of this mortgage agreement, and the failure on the part of the Mortgagors to pay the principal and interest to the Mortgagee at Vancouver, Washington, at the time and in the manner specified, or within ten days therefrom, or to keep and perform each and every other obligation on their part herein undertaken, shall constitute a breach of this mortgage agreement, for which the Mortgagee may, at his option, elect to declare the promissory note hereby secured immediately due and collectible and may foreclose this mortgage to enforce the same; or, in case the Mortgagors shall fail to pay before delinquency any sum which they have herein undertaken to pay, and which may affect the priority of the mortgage lien, or the security of the Mortgagee, the Mortgagee may, at his option, pay such sum without prejudice to any other right or remedy, and when so paid such sum shall become immediately due and collectible, and if not so collected it shall be added to the principal of the promissory note hereby secured, become a part thereof and bear like interest therewith.

Dated this 1st day of June, 1958.

STATE OF WASHINGTON,) :SS
COUNTY OF COWLITZ.)

THIS IS TO CERTIFY That upon this 1 day of June, 1959, personally appeared before me, the undersigned authority, J. L. LEDGETT and LAVERNE LEDGETT, husband and wife, known to me to be the identical persons named in and who executed the foregoing instrument, and they did acknowledge to me that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and date in this certificate first above written.

Jerome Walcott
Notary Public in and for the State
of Washington, residing at Kelso therein.

Time is of the essence of this mortgage agreement, and the failure on the part of the Mortgagors to pay the principal and interest to the Mortgagee at Vancouver, Washington, at the time and in the manner specified, or within ten days therefrom, or to keep and perform each and every other obligation on their part herein undertaken, shall constitute a breach of this mortgage agreement, for which the Mortgagee may, at his option, elect to declare the promissory note hereby secured immediately due and collectible and may foreclose this mortgage to enforce the same; or, in case the Mortgagors shall fail to pay before delinquency any sum which they have herein undertaken to pay, and which may affect the priority of the mortgage lien, or the security of the Mortgagee, the Mortgagee may, at his option, pay such sum without prejudice to any other right or remedy, and when so paid such sum shall become immediately due and collectible, and if not so collected it shall be added to the principal of the promissory note hereby secured, become a part thereof and bear like interest therewith.

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J. L. Ledgett
Laverne Ledgett

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