

Real Estate Mortgage

THIS INDENTURE, Made this 1st day of November
in the year of our Lord one thousand nine hundred and sixty-one
BETWEEN Henry Delbert Hahn and Sharon Hahn, husband and wife
the parties of the first part and Don Wilson part Y of the second part.

WITNESSETH, That the said part Y of the first part, for and in consideration of the sum of Three Thousand One Hundred and 00/100 DOLLARS, lawful money of the United States, them in hand paid by the said part Y of the second part, the receipt whereof is hereby acknowledged, do by these presents, grant, bargain, sell, convey and confirm unto the said part Y of the second part, and to his heirs and assigns, the following described tract, or parcel of land, lying and being in the County of Skamania State of Washington and particularly bounded and described as follows, to-wit:

The North one-half of the S. E. 1/4 of the N. E. 1/4 of Section 1 Township 3 North Range 7 1/2 E. of the Willamette Meridian, in the County of Skamania and State of Washington.



Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging.

THIS CONVEYANCE is intended as a MORTGAGE to secure the payment of Three Thousand One Hundred and 00/100 DOLLARS, lawful money of the United States, together with interest thereon in like lawful money at the rate of six per cent. per annum from date until paid, according to the tenor of a certain promissory note bearing date November 1, 1961 made by Henry Delbert Hahn and Sharon Hahn, husband and wife, payable monthly to the order of Don Wilson and these presents shall be void if such payment be made according to the terms and conditions thereof. But in case default be made in the payment of the principal or interest of said promissory note, or any part thereof, when the same shall become due and payable, according to the terms and conditions thereof, then the said part Y of the second part his executors, administrators and assigns, are hereby authorized to declare all of said sums at once due and payable and empowered to sell the said premises, with all and every of the appurtenances, or any part thereof, in the manner prescribed by law, and out of the money arising from such sale to retain the whole of said principal and interest, whether the same shall be then due or not, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the part les making such sale, on demand, to the said part les of the first part their heirs or assigns. And in any suit or other proceeding that may be had for the recovery of said principal sum and interest, on either said note or this mortgage, it shall and may be lawful for the said part Y of the second part his heirs, executors, administrators or assigns, to include in the judgment that may be recovered, reasonable counsel fees and charges of attorneys and counsel employed in such foreclosure suit (or in case of settlement or payment being made after suit has commenced, and before the final decree has been entered thereon, a reasonable attorney's fee shall be taxed as part of the costs in such suit), as well as all payments that the said part Y of the second part his heirs, executors, administrators or assigns may be obliged to make for him or their security by insurance or on account of any taxes, charges, incumbrances or assessments whatsoever on the said premises or any part thereof.

IN WITNESS WHEREOF, The said part les of the first part have hereunto set their hand s and seal s the day and year first above written.

Signed, Sealed and Delivered in the Presence of

Sharon Delbert Hahn (SEAL)
Sharon Hahn (SEAL)