

Beginning at the center of the said Section 26; thence north along the center line running north and south through the said Section 26 with an assumed bearing of due north a distance of 220.5 feet; thence north $76^{\circ} 47'$ east 487.3 feet; thence north $56^{\circ} 42'$ east 178.5 feet; thence north $63^{\circ} 37'$ east 469.8 feet; thence south $50^{\circ} 03'$ east 116.3 feet; thence south $00^{\circ} 03'$ east 375.9 feet; thence south $00^{\circ} 04'$ west 191.5 feet, more or less, to intersection with the center line running east and west through the said Section 26; thence west along the said center line 1,130 feet to the point of beginning.

EXCEPT public roads.

SUBJECT to an easement and right of way for a private road 30 feet in width along the west line of the real estate under search as disclosed by deed dated May 20, 1959, and recorded May 20, 1959, at page 112 of Book 46 of Deeds, under Auditor's File Number 55336 Records of Skamania County, Washington.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same unto the said mortgagee, his heirs and assigns forever.

This is a purchase money mortgage and accepted as such.

And the said mortgagors covenant as follows:

That they are lawfully seized of said premises in fee simple, that the same are and shall be kept, until this mortgage is fully paid and satisfied, free from all incumbrances that shall have precedence of this mortgage.

To pay all sums of money specified in said note as they shall become due.

To pay, as part of the debt thereby secured, in case of any foreclosure, such reasonable sum as shall be allowed by the Court as attorney's fees, in addition to the costs allowed by law.

To keep the buildings, fences and fixtures of said premises in good repair.

To keep the buildings and fixtures upon said premises insured against loss by fire in the full insurable value thereof, in a company acceptable to, and with loss, if any payable to the said mortgagee, his heirs or assigns as his interest may appear, and to deliver all such policies effected on said premises with proper mortgage clauses attached, to said mortgagee, his heirs