

Pioneer National
Title Insurance Company

WASHINGTON TITLE DIVISION

MORTGAGE

THE MORTGAGOR S, ARLIN C. FORGY (also known as Arlen C. Forgy) and
BILLIE W. FORGY, Husband and Wife; -----

hereinafter referred to as the mortgagors/mortgages to

----- CROWN CAMAS CREDIT UNION -----

the following described real property situate in the County of Skamania, State of Washington:
The following described real property located in Skamania County, State of Washington,
to wit: Tracts No. 15, 16 and 17, and the East Half of Tract No. 14 of SUNSHINE ACRES
in Section 11, Township 1 North, Range 5 E. W. M., according to the official plat thereof
on file and of record in the office of the Auditor of Skamania County, Washington;
EXCEPT, however, the following described portion of Tracts No. 16 and 17:
Beginning at the Northwesterly corner of said Tract No. 17, and thence southwesterly
along the Northerly line of said Tract No. 17 a distance of 69 feet to the initial
point of the excepted parcel; thence continuing southwesterly along the northerly
lines of the said Tracts No. 17 and 16 a distance of 100 feet; thence at a right angle
in a southeasterly direction a distance of 75 feet; thence at a right angle in a
northeasterly direction a distance of 100 feet; thence at a right angle in a
northwesterly direction a distance of 75 feet to the initial point.

THE WITHIN DESCRIBED MORTGAGED PROPERTY IS NOT USED PRINCIPALLY FOR AGRICULTURAL OR
FARMING PURPOSES.

together with the appurtenances, and all awnings, screens, mantels, and all plumbing, lighting, heating, cooling,
ventilating, elevating and watering apparatus and fixtures now or hereafter belonging to or used in connection
with the property, all of which shall be construed as a part of the realty.

To secure the performance of the covenants and agreements hereinafter contained, and the payment of
EIGHT THOUSAND FIVE HUNDRED DOLLARS AND NO/100 ----- (\$8,500.00) Dollars
with interest from date until paid, according to the terms of a certain promissory note bearing
even date herewith.

The mortgagors/covenants and agrees with the mortgagee as follows: that he is lawfully seized of the prop-
erty in fee simple and has good right to mortgage and convey it; that the property is free from all liens and
encumbrances of every kind; that he will keep the property free from any encumbrances prior to this mortgage;
that he will pay all taxes and assessments levied or imposed on the property and/or on this mortgage or the
debt hereby secured, at least ten days before delinquency, and will immediately deliver proper receipts therefor
to the mortgagee; that he will not permit waste of the property; that he will keep all buildings now or hereafter
placed on the property in good order and repair and unceasingly insured against loss or damage by fire to the
extent of the full insurable value thereof in a company acceptable to mortgagee and for the mortgagee's benefit,
and will deliver to mortgagee the policies, and renewals thereof at least five days before expiration of the old
policies.

Should the mortgagor default in any of the foregoing covenants or agreements, then the mortgagee may
perform the same and may pay any part or all of principal and interest of any prior encumbrance or of insur-
ance premiums or other charges secured hereby, and any amount so paid, with interest thereon at the highest
legal rate from date of payment shall be repayable by the mortgagor on demand, and shall also be secured by
this mortgage without waiver of any right or other remedy arising from breach of any of the covenants hereof.
The mortgagee shall be the sole judge of the validity of any tax, assessment or lien asserted against the prop-
erty, and payment thereof by the mortgagee shall establish the right to recover the amount so paid with interest.

Time is of the essence hereof, and if default be made in the payment of any of the sums hereby secured,
or in the performance of any of the covenants or agreements herein contained, then in any such case the
remainder of unpaid principal, with accrued interest and all other indebtedness hereby secured, shall at the
election of the mortgagee become immediately due without notice, and this mortgage may be foreclosed.

In any action to foreclose this mortgage or to collect any charge growing out of the debt hereby secured,
or in any suit which the mortgagee may be obliged to defend to protect the unimpaired priority of the lien
hereof, the mortgagor agrees to pay a reasonable sum as attorney's fees and all costs and expenses in connection
with such suit, and also the reasonable cost of searching records, which sums shall be secured hereby and
included in any decree of foreclosure.

Dated at Camas, Washington

this December 28, 1971

Arlin C. Forgy (SEAL)

Billie W. Forgy (SEAL)

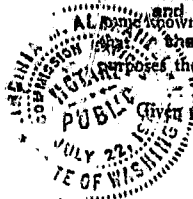
STATE OF WASHINGTON

BOOK 49 PAGE 429

County of Clerk

I, the undersigned, a notary public in and for the State of Washington, hereby certify that on this day of December 28, 1971 personally appeared before me

- Arlin C. Forgy (also known as Arlen C. Forgy) and Billie W. Forgy, Husband and wife, known to be the individual described in and who executed the foregoing instrument, and acknowledged they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.



Given under my hand and official seal the day and year in this certificate above written.

Virginia M. Alexander
Notary Public in and for the State of Washington,
residing at *Traskangal*

STATE OF WASHINGTON

County of

On this day of and before me personally appeared to me known to be the and of the corporation that executed the foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

Given under my hand and official seal the day and year in this certificate above written.

Notary Public in and for the State of Washington,
residing at

MAIL TO:

CROWN CREDIT UNION
236 N. F. FOURTH AVENUE
CAMAS, WASHINGTON 98607
PHONE 834-3411



REGISTERED	INDEXED	DIR.	INDIRECT	RECORDED	COMPARED	MAILED

74309

MORTGAGE

TO

STATE OF WASHINGTON }
COUNTY OF SKAGANAWA }

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING FILED BY

R. J. Anderson

AT 9:30 AM Jan 3 1972

AS RECORDED IN BOOK 49

OF 704 AT PAGE 418-9

RECORDS OF SKAGANAWA COUNTY, WASH.

W. J. Ford

CLERK & JUDITOR

E. M. Ford

Pioneer National
Title Insurance Company