

85982



CONSUMER LOAN DIVISION
(M. H. Mortgage)

BOOK 55 PAGE 192
20 1522

THIS SPACE RESERVED FOR REORDERER'S USE
STATE OF WASHINGTON
COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING, FILED BY

Shelley Medical Services

OF *E. 12th St. Walla Walla*

AT *10:25 A.M. 3*13 1978*

WAS RECORDED IN BOOK *55*

OF *192* AT PAGE *192*

RECORDS OF SKAMANIA COUNTY, WASH.

J.P. [Signature]

COUNTY CLERK

[Signature]

Filed for Record at Request of

NAME Washington Mutual Savings Bank

ADDRESS 1201 Main St.

CITY AND STATE Vancouver, Wa.

REGISTERED	<input checked="" type="checkbox"/>
INDEXED: DIR.	<input checked="" type="checkbox"/>
INDIRECT	<input checked="" type="checkbox"/>
SEARCHED	<input type="checkbox"/>
COMPARED	<input type="checkbox"/>
MAILED	<input type="checkbox"/>

MORTGAGE

THE MORTGAGORS, DORA B. CUMMINGS

herby mortgage to WASHINGTON MUTUAL SAVINGS BANK the mortgagee the following described real property situated in Skamania County, State of Washington, and an interest or estate therein that the mortgagors may hereafter acquire, together with the income, rents and profits therefrom.

Lot 27, Block 8, Plat of Relocated North Bonneville recorded in Book B of Plats, Page 16, under Skamania County File No. 83466 also recorded in Book B of Plats, Page 32, under Skamania County File No. 84429, Records of Skamania County, Washington.



Model 14-60 Serial No. 09 L1345 and all personal property which is now or may hereafter be acquired by, attached to, or used or intended to be used in connection therewith, all of which at the option of the mortgagee shall be deemed a part of the realty.

The mortgagee agrees to accept of the mortgagor the sum of SEVEN THOUSAND SEVEN HUNDRED TWENTY TWO AND NO/100 (\$7,722.00) with interest, according to the terms of a promissory note of even date herewith, executed by the mortgagor.

The mortgagor agrees to give the mortgagee a security interest in all of the above described real property, which is encumbered only by a prior mortgage or trust deed.

- The mortgagee agrees with the mortgagor as follows:
- That they are the owners in fee simple of all the above described property and that the same is unencumbered.
 - That they are the owners of the above described mobile home, which is encumbered except by the above described security interest held by the mortgagee, and the names of fee simple of the above described real property, which is encumbered only by a prior mortgage or trust deed.
 - That they are the owners of the above described mobile home, which is unencumbered except by the above described security interest held by the mortgagee, and the names of fee simple of the above described real property, which is otherwise unencumbered.

B. that the priority mortgaged hereby is not used principally or primarily for agricultural or farming purposes,

C. that they will, during the continuance of this mortgage permit no waste of the premises, will pay before delinquent all lawful taxes and assessments upon the mortgaged property, and upon this mortgage or upon the money or debt secured hereby, and will keep the property free and clear of all other encumbrances impairing the mortgagee's security, and will timely comply with all the terms, covenants and conditions of the above-described security agreement, and of any prior contract, mortgage or trust deed.

Should the mortgagors fail to keep any of the foregoing covenants, or any of the covenants of the above-described security agreement, or any of the covenants of any prior contract, mortgage or trust deed, then the mortgagee may perform them, without leaving any other right of remedy given for any such breach, and all expenditures in that behalf shall be secured by this mortgage and bear interest at the rate of twelve per cent (12%) per annum and be repayable by the mortgagors or assigns.

In case of default in the payment of any installment of said debt, or of a breach of any of the covenants herein contained, or contained in the above-described security agreement or contained in any prior contract, mortgage or trust deed, then the entire debt hereby secured may, at the mortgagee's option, be declared due and this mortgage may be foreclosed. Mortgagee agrees that in the event of a default hereunder or under the above-described security agreement for which this mortgage might be foreclosed, the Mortgagee at its option may elect to treat the mobile home and items of all of the related accounts as separate and distinct thereon pursuant to the security agreement, or may elect to treat the mobile home and items as all of the related accounts and realize thereon hereunder, or may proceed under the security agreement with respect to either the mobile home and items or the related accounts or other parts, or may proceed concurrently under both, or under any combination of the foregoing, and may exercise any right or remedy available at law or in equity, and may enter into proceedings of the above-described nature, and may take any action or may deem appropriate to protect the same and enforce them and such combination of actions, proceedings and remedies as the parties agree that the mortgagee herein is entitled to exercise in the event of a default hereunder.

If any question should arise as to whether or not the mobile home and items are separate and distinct from the related accounts, then all of said property, as really a combination of the mobile home and items and the related accounts, shall be treated as one and the same, and the mortgagee herein may claim an interest in all or part thereof, and the mortgagee herein may claim an interest in all or part thereof, and the mortgagee herein may claim an interest in all or part thereof.

The mortgagors shall pay the mortgagee's reasonable attorney's fees and costs incurred by the mortgagee in connection with the foreclosure of this mortgage and in any suit which the mortgagee may bring to enforce the same, and the mortgagors shall pay such reasonable costs of advertising, recording and other expenses of the mortgagee in connection with the foreclosure of this mortgage or protecting the same, which costs may be added to the principal amount of the mortgage, and the mortgagors shall be liable for the same as if they were a part of the principal amount of the mortgage.

DATED at Vancouver, British Columbia, this 1st day of March, 1978.

Dora B. Cummings

STAFF ACCOUNTS LTD.
Company of British Columbia

THIS IS TO CERTIFY that on this 1st day of March, 1978, before me, the undersigned, a Notary Public for the State of Washington, D.C., the within and foregoing instrument was acknowledged to be the true and correct act and deed of the mortgagors, Dora B. Cummings, and

Witness my hand and official seal hereby, and certify that the foregoing is a true and correct copy of the original instrument, this 1st day of March, 1978, at the City of Vancouver, British Columbia.

Vancouver