



PIONEER NATIONAL
TITLE INSURANCE

A TICOR COMPANY

MORTGAGE

THE MORTGAGORS, Donald L. Wallace and Ronna M. Wallace, husband and wife

hereinafter referred to as the mortgagors, mortgage to

CROWN CAMAS CREDIT UNION

the following described real property situate in the County of Skamania State of Washington:

The East 660 feet of the North half of the Southeast quarter of Section 19, Township 2 North, Range 5 East of the Willamette Meridian.

Except the East 330 feet thereof.

Also except the North 30 feet for road right of way



The within described mortgaged property is not used principally for farming or agricultural purposes.

together with the appurtenances and all easements, rights, fixtures, and all plumbing, lighting, heating, cooling, ventilating, elevating and exterior structures, fixtures, posts or materials belonging thereto used in connection with the property, all of which shall be subject to a lien of the realty.

To secure the performance of the covenants and agreements hereinabove made, and the payment of --TWENTY THOUSAND SIX HUNDRED TWELVE DOLLARS and 72/100--(20,612.72)--- Dollars, with interest from date of note until paid, and thereafter, at the rate of six percent per annum on certain promissory note, bearing even date herewith.

The mortgagors warrant that the above described mortgage is a valid and lawfully issued of the property as to them and that good and sufficient title to the property is held by them free from all liens and encumbrances of every kind and character, and that they will warrant and defend the title to this mortgage that he will pay all taxes and assessments levied against the property and that this mortgage or the property secured thereby shall not be subject to any prior or other lien or charge or encumbrance except, therefore, to the interests of the lessor of the land, and the lessee of the buildings now or hereafter placed on the property, to government taxes, to the amount of taxes assessed against same, damage by fire to the extent of the value of such damage, to the amount of insurance and to the mortgagee and use the mortgagee's benefit, and will cause to renew the policies and renewals, if any, 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 the sum or all or any part of any such encumbrance or of insurance, premium or other charge accrued hereby, and may account so paid with interest thereon at the highest legal rate from date of payment shall be recoverable by the mortgagee, demand and shall also be recoverable by this mortgage without suit or action, if so or otherwise arising from breach of any of the covenants herein. The mortgages shall be the sole judge of the value of any tax, assessment or lien asserted against the property, and payment thereof by the mortgagor 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 enjoin any charge growing out of the debt hereby secured, or in any suit which the mortgagee may be obliged to defend to protect the unimpeded priority of the lien hereof, the mortgagee agrees to pay a reasonable sum to 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 June 27, 1978

Donald L. Wallace (SEAL)

Ronna M. Wallace (SEAL)

STATE OF WASHINGTON

County of Clark

ss.

BOOK 55 PAGE 550

I, the undersigned, a notary public in and for the State of Washington, hereby certify that on this 27th day of June, 1978,

Donald L. Wallace and Ronna M. Wallace

to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that 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.

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

STATE OF WASHINGTON

County of

ss.

On this day of

and

before me personally appeared

to me known to be the
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

AFTER RECORDING MAIL TO:
Crown Camas Credit Union

PO Box 1108

Camas, WA 98607

86748

MORTGAGE

STATE OF WASHINGTON
COUNTY OF SNOHOMISH

I HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT OF WRITING, FILED BY

Dane Deardorff

ON JUNE 27, 1978, IS INDEXED IN BOOK 55

AT PAGE 550
SNOHOMISH COUNTY, WASH.

COUNTY AUDITOR

RECORDED
SERIALIZED
INDEXED
FILED
INDIRECT
SEARCHED
COMPILED
INDEXED
FILED