

Robert C. Wilson to H. A. Buffinton.

This Indenture, made this 12th day of March, A.D. 1902, by and between Robert C. Wilson, unmarried, of Okenowith, Washington, Mortgagor and H. A. Buffinton, of Portland, Oregon, Mortgagee, Witnesseth, That said Mortgagor for and in consideration of the sum of Three Hundred Dollars, to him in hand paid, the receipt of which is hereby acknowledged, has bargained, sold, aliened, released, conveyed and confirmed, and by these presents do bargain, sell, alien, release, convey and confirm unto the said Mortgagee, his heirs and assigns forever, all the following described real estate, situated in the County of Okanama, and State of Washington, to-wit:

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The South West quarter of the North West quarter, the West half of the South West quarter and the North East quarter of the South West quarter of Section Nine, in Township Three North of Range Nine East of Willamette meridian, containing one hundred and sixty acres.

Together with the appurtenances, hereditaments and appurtenances thereunto belonging or in anywise appertaining. To have and to hold unto the said Mortgagee, his heirs and assigns forever.

This conveyance is intended as a mortgage to secure the payment of the sum of Three Hundred Dollars, in accordance with the tenor of certain promissory note, of which the following is a copy, to-wit:

\$300.00 by Portland, Oregon, March 12, 1902.

Two years after date, without grace, I promise to pay to the order of H. A. Buffinton, Three Hundred Dollars, for value received, with interest after date at rate of 8 per cent. per annum until paid, payable semi-annually. Principal and interest payable in U. S. Gold Coin, at Portland, Oregon, and in case suit or action is instituted to collect this note or any portion thereof I promise to pay such sum as the Court may adjudge reasonable as attorney's fee in said suit or action.

(Sgd.) Robert C. Wilson.

And said mortgagor hereby covenants that he is the owner of said premises in fee simple that they are free from all incumbrance; that he will pay all taxes upon said premises at least ten days before the same become delinquent.

Now the payment of said note, interest and taxes as herein provided, shall render this conveyance void; but in case default is made in the payment of the interest in said note expressed when the same shall become due, or failure to pay the taxes as herein provided, or in default of the performance of any of the covenants