

Wm. Sams to Columbia River Packers Assn.

This Indenture, made and entered into between William Sams and Cora E. Sams, his wife, of Warrendale, County of Multnomah, State of Oregon, of the first part, and the Columbia River Packers Association, a corporation, organized and existing under and by virtue of the laws of the State of Oregon with its office and place of business at the City of Astoria, Clatsop County, State of Oregon, of the second part, Witnesseth:

That the said first parties in consideration of the sum of Two Thousand Dollars <\$2000.00> to them in hand paid by the second party, the receipt whereof is hereby acknowledged, and in consideration of further advances to be made to them by the second party as hereinafter provided, the said first parties hereby grant, bargain, sell, transfer, set over and assigns forever, all and singular that certain lease and leasehold interest of the first parties, of, in and to that certain strip of gravel bar or shorelands on the land commonly known as Joes Island between the Columbia River and Slough, 800 feet in width, beginning at the northeast corner of the Paquet tract on the section line between sections 30 and 31 Townships numbered 2 North of Range numbered 7 East of the Willamette Meridian, running thence in a northeasterly direction up the Columbia River to the point on the end of the ^{said} gravel bar, the same being certain shore lands purchased from the State of Washington by one S. B. Joes, all being in section 30, Townships numbered 2 North of Range numbered 7 East of the Willamette Meridian in the County of Skamania, in the State of Washington, together with and including that certain fish wheel and appliances, leads, gearings and cask and every article of property, either attached to said fish wheel or used in connection with its operation, together with all tenements, buildings, structures and superstructures located, situated or being on or in front of said premises, and also including said lease and household interest aforesaid, and all right, title and interest that the said first parties, or either of them, have of, in and to that certain lease, and contract, bearing date the 15th day of October A. D. 1904, between S. B. Joes of Lower Cascades, Skamania County, Washington, of the first part, and William Sams of Multnomah County, State of Oregon, of the second part, together with all the rights, equities and privileges thereby granted unto the said first parties, all of which are hereby transferred, assigned, set over and conveyed to the second party. To have and to hold the same unto the said second party, its successors and assigns forever.

This Indenture is nevertheless intended as a mortgage to secure the payment of the sum of Two Thousand Dollars <\$2000.00> together with interest thereon at the rate of seven per cent per annum from this date until paid, due one year from this date from the said William Sams, of the first part, to the said second party, and also to secure the payment to the second party for any and all advances, either in cash, credits or goods, wares or merchandise, that may be at any time hereafter paid or delivered by the second party to the said first parties, or either of them, together with interest on such advances from the date of each thereof at the rate of seven per cent per annum from date of cash advancement until paid, one year from date of this instrument.

This indenture is also intended as a mortgage, to ensure the true and faithful performance by the said William Sams of the first part, of that certain contract this day entered into between said William Sams and the second party hereto, which contract is in writing, of even date herewith, and the same is hereby referred to and made a