

Haktor Alvik to J. V. Peters

This Indenture Witnesseth, that Haktor Alvik, party of the first part, for and in consideration of the sum of Four hundred Dollars, to him in hand paid, the receipt whereof is hereby acknowledged, less bargain, sold and conveyed, and by these Presents do bargain, sell and convey unto Joseph V. Peters, party of the second part, the following described premises, to-wit: The South half of South East quarter of Northwest quarter of Section twenty six Township three North of Range seven East of Willamette Meridian in Skamania County Washington, containing forty acres. Together with Tenements, hereditaments and appurtenances therunto belonging or in anywise appertaining. To have and to hold the same, with the appurtenances therunto belonging or in any way unto the said Joseph V. Peters heirs and assigns forever. This conveyance is intended as a mortgage to secure the payment of the sum of Four hundred Dollars in accordance with the tenor of a certain instrument of writing, of which the following is a substantial copy, to-wit:

\$400.00

The Seller, On March 1. 1906.

Do we before six month after date, without grace, we promised to pay to the order of Joseph V. Peters at The Banker Bank, Four hundred dollars in Gold Coin of the United States of America, with interest thereon in like Gold Coin, at the rate of 10 per cent per annum from date until paid, for value received. Interest to be paid annually and if not so paid, the whole sum of both Principal and interest to become immediately due and collectible, at the option of the holder of this note. And in case suit or action is instituted to collect this note or any portion thereof, we promise and agree to pay, in addition to the costs and disbursements provided by law, such additional sum in like Gold Coin, as the Court may adjudge reasonable, for attorney's fees to be allowed in said suit or action.

Haktor Alvik

Christina Alvik.

Now if the sum of money due upon said instrument shall be paid according to agreement therein expressed, this conveyance shall be void. But in case default be made in the payment of the principal or interest, above provided, then the said Joseph V. Peters and his legal representatives may sell the premises above described, with all and every of the appurtenances, or any part thereof, in the manner prescribed by law, and out of the money arising from such sale, retain the said principal and interest, together with the costs and charges of making such sale, and a reasonable sum as attorney's fees and the surplus if any there be, paid over to the said Haktor Alvik heirs or assigns, and the said party of the first party do covenant and agree to pay the said party of the second part his execution, administrators or assigns the said sum of money as above mentioned.

Witness my hand and seal this 16. day of March A.D. 1906.

Done in the presence of

Homer Fern

J. P. Gillette

State of Washington

County of Skamania

This certifies, that on this 16th day of March A.D. 1906 before me the undersigned, a Notary Public in and for said County and State personally appeared the within named Haktor Alvik (a single man) who is known to me to be the identical person described in and who executed the within instrument, and acknowledged to me that he executed the same freely and voluntarily for the uses and purposes

The within mortgage is duly renewed, being fully paid
this 3rd day of November 1906

Joseph V. Peters