

properly accrue, be allowed or made hereunder together with interest thereon as herein provided and also to secure performance of all the agreements herein contained. If said notes and interest thereon shall be paid as provided herein and if all the agreements herein contained shall be kept and performed, then these presents shall be void, but otherwise shall remain in full force and effect. The mortgagor hereby agrees (until full satisfaction of this mortgage):

To pay all taxes and assessments upon said property or upon this mortgage or upon the notes or indebtedness secured hereby at least ten days before delinquency and also to pay all liens upon said property for labor or materials within thirty days after the same shall be filed;

To keep all buildings upon said property insured against fire to the extent of sixteen hundred dollars in a company or companies acceptable to the Mortgagee; To keep all improvements upon said property in good condition and repair and neither commit nor suffer any waste upon said property. That if any default be made in the payment of any interest or principal as they severally become due or in the performance of any agreement of this mortgage, then the note secured hereby shall, at the option of the holder thereof, become immediately due and payable without demand or notice (time being the essence hereof) and this mortgage may then be foreclosed according to law and a receiver for said property with usual powers may be appointed without notice forthwith upon filing of the complaint or at any time thereafter.

That in any foreclosure of this mortgage or action therefor, the Mortgagor will pay (in addition to the costs and fees allowed by statute) the sum of fifty dollars as attorneys fees for the benefit of the plaintiff) which shall be a lien on said property, due and payable when action is commenced and enforceable in such action; That in any foreclosure of said note for any balance of judgment interest and costs that may remain unsatisfied after sale of said property, the mortgagee shall be entitled to deficiency judgment against the makers of this note.

In Witness Whereof the said Mortgagors have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in presence of

H. Swisher

Emma L. O'Bryon (Seal)

A. Fleischhauer

Geo. E. O'Bryon (Seal)

State of Washington

County of Skamania, ss. This is to certify that on this 15th day of July 1909 before the undersigned, authority, personally appeared Emma L. O'Bryon and George E. O'Bryon her husband, to me known to be the individuals described in and who executed the within instrument and acknowledged to me that that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

Witness my hand and official seal the day and year in this certificate first above written.

A. Fleischhauer, Clerk of Sup. Court

(Seal of Court)

Skamania Co. Wash.

Filed for record by H. Seaborg on July 15th 1909 at 1.15 P.M.

A. Fleischhauer

Co. Auditor

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