

This Indenture Witnesseth that Sarah A.Hedrick (widow) of Underwood Washington, party of the first part, for and in consideration of the sum of one thousand (\$1000.00) dollars to her in hand paid, the receipt whereof is hereby acknowledged has bargained and sold and by these presents does bargain, sell and convey unto A.E.Eckhardt of Portland, Oregon the following described premises to-wit:

The north half of the south half of the southeast quarter of the southwest quarter (N $\frac{1}{2}$  of S $\frac{1}{2}$  of SE $\frac{1}{4}$  of SW $\frac{1}{4}$ ) of Section fifteen (15) Township 3 North of Range 10 west of Willamete Meridian, containing 10 acres more or less. Together with tenements hereditaments and appurtenances thereunto belonging or in anywise appertaining. To have and to hold the same with the appurtenances unto the said A.E.Eckhardt his heirs and assigns forever. This conveyance is intended as a mortgage to secure the payment of the sum of one thousand (\$1000.00) dollars in accordance with the tenor of one certain instrument of writing of which the following is a copy to-wit:

\$1000.00 February 1st 1911  
On or before two (2) years after date without grace I promise to pay to the order of A.E.Eckhardt at Portland, Oregon one thousand (\$1000.00) dollars in gold coin of the United States with interest thereon in like gold coin at the rate of 7 per cent per annum from date until paid, for value received. Interest to be paid quarterly 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 I promise and agree to pay in addition to the costs and disbursements provided by statute such additional sum as the court may adjudge reasonable for attorneys fees in said suit or action.

sgd. Sarah A.Hedrick

Now if the sums of money due upon said instrument shall be paid according to the agreement therein expressed this conveyance shall be void but in case default shall be made in the payment of the principal or interest as above provided then the said A.E.Eckhardt 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 attorneys fees, and the overplus if any there be, paid over to the said Sarah A.Hedrick her heirs and assigns, and the said party of the first part agrees to pay to the said party of the second part his heirs executors or assigns the said sum of money as above mentioned.

Witness my hand and seal this 28th day of January 1911

Done in presence of

P.I.Packard  
Lettie B Cash

Sarah A.Hedrick (Seal)

State of Washington

County of Skamania, ss. This is to certify that on this 28th day of January 1911 before me the undersigned a Notary Public in and for said county and state personally appeared the within named Sarah A.Hedrick who is known to me to be the individual described in and who executed the within instrument and acknowledged to me that she executed the same freely and voluntarily.

In Testimony Whereof I have hereunto set my hand and official seal this day and year last above written.  
W.F.Cash, Notary Public  
residing at Underwood, Wash  
(Notarial Seal)  
Filed for record by A.E.Eckhardt on Febry 4th 1911 at 1.15 P.M.  
A.Fleischhauer

Co.Auditor