

Togetherwith all and singular the tenements hereditaments and appurtenances thereunto belonging. This conveyance is intneded as a mortgage to secur the payment of fourteen hundred dollars lawful money of the United States together with interest thereon atn rate of 6 per cent per annum from date until paid,according to the terms and conditions of one certain promissory note bearing date herewith made by H.A.Tatum and Emma E. Tatum his wife payable on or before five years after date to the order of B.Bennett, and these presents shall be void if such payment be made according to the terms and conditions thereof.But in case default shall be made in the payment of the Principal or interest of said promissory note or any part thereof whrn the same shall be due and payable according to the terms and conditi ns thereof,then the said party of the second part his heirs and assigns are hereby empowered to sell thesaid premises with all and every of the appurtenances or any part thereof in the mannerprovided by law and out of the mney arising from such sale to retain the whole of said principal and interest wetherthe same shall then be due or not togetherwith the costs and cha rges of making such sale and the overplus if any there be shall be paid by the party of making such sale on demand to the parties of the first part their heirs or assigns.And in any suit or other proceedings that may be had for the recovery of said principal and interest on either said note or this mortgage it shall and may be lawful for the said par ty of the second part his heirs executors and assigns to include in the judgment that may be recovered counsel fee and charges of attorneys and counsel employed in such foreclosure suit a reasonable sum in lawful money,or in case settlement is made before final decree is entered thereon an attorneys fees of a reasonable sum shall be taxed as part of the costs in such suit as well as all payments that the said party of the second part his heirs executors or assigns may be obliged to make for his or their security by insurance or on account of any taxes charges incumbrances or assessments whatsoever on the said pr mises or any part ther of.

In Testimony Whereof the saidparties of the first part ve hereunto set their hands and seals the day and year first above written.

Signed,sealed and delivered in presence of

J.W.Hancox

-----

H.A.Tatum (Seal)

Mrs.Emma E.Tatum (Seal)

State of Washington

County of Spokane,ss. I,J.W.Hancox a Notary Public in and for said County and state d do hereny certify that on this 4th day of February 1911 personally appeared before me H.A.Tatum and Emma E.Tatum his wife to me known to be the individuals de cried in and who executed the within instrument and acknowledged that they signed andsealed the same as their free and voluntary act and deed for the uses and purposes ther in mentioned

Witnessmy hand and offi cial seal the day and year in this certificate first above written.

J.W.Hancox,Notary Public

(Notarial Seal) :

residing Spokane Washington

Filed for record by B.Bennett on Febry 15th 1911 at 2.30 P.M.

A.Fleischhauer

Co.Auditor

120  
Y