

conditions thereof, then the said parties of the first part their heirs executors administrators or assigns may immediately thereafter in the manner provided by law foreclose this mortgage for the whole amount due upon said principal and interest with all other sums hereby secured. In any suit or other proceedings which may be had for the recovery of the amount due on either said note or this mortgage the said party of the second part shall have the right to include in the judgment which may be recovered the sum of reasonable attorneys fees to be taxed as part of the costs in such suit as well as all payment which said party of the second part its heirs executors administrators or assigns may be obliged to make for then or their security by insurance or on account of any taxes, charges incumbrances or other assessments whatsoever on the said premises or any part thereof. In case of foreclosure of this mortgage the party of the second part its heirs executors administrators or assigns shall be entitled to have entered in such foreclosure suit a judgment for any deficiency remaining due upon the account of the indebtedness secured hereby including taxes insurance or other lawful assessments after applying the proceeds of the sale of the premises above described to the payment thereof and to the costs of such foreclosure suit.

In Witness whereof the said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in presence of

Mat Mattess

Katherine Rice (Seal)

M. Tavelli

H.F. Rice (Seal)

State of Oregon

County of Multnomah, ss. I, W.G. Ide a Notary public in and for the said state do hereby certify that on this 18th day of March 1912 personally appeared before me H.F. Rice and Katherine Rice to me known to be the individuals described in and who executed the within instrument and acknowledged that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

In Witness whereof I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(Notarial Seal) W.G. Ide, Notary Public for Oregon
residing at Portland, Oregon

Filed for record by M. Redmond on March 20th 1912 at 8.15 A.M.

A. Fleischhauer

Co. Auditor

Gowen Ide Trust Co. to Combs

Know all men by these presents that the Gowen Ide Trust Company a corporation, the party of the first part for and in consideration of the sum of twenty five hundred dollars in gold coin of the United States to them in hand paid by W.D. Combs, the party of the second part the receipt whereof is hereby acknowledged has granted bargained sold assigned and transferred and by these presents does grant, bargain, sell assign transfer and set over unto the said party of the second part a certain Indenture of Mortgage bearing date the fifteenth day of March 1912 made and executed by H.F. Rice and Katherine Rice his wife to the said party of the first part to secure the payment of the sum of twenty five hundred dollars together with the note thereby secured and the money due or to grow due thereon with the interest, which said mortgage was recorded in the office