

Nicholson to Knox. ✓

THIS INDENTURE WITNESSETH, That R.L.Nicholson a single man, of Stevenson, Wash. in consideration of One hundred and fifty (\$150.00) Dollars to me in hand paid, the receipt whereof is hereby acknowledged, have bargained, sold and conveyed, and by these presents do bargain, sell and convey unto Amanda Knox the following-described premises, to-wit: Beginning at the Northwest corner of the Northwest quarter of the Northwest quarter of Section one (1) in Township three (3) North of Range seven (7) East of Willamette Meridian, running thence east 1020 feet, thence south 213½ feet; thence west 1020 feet and thence north 213½ feet to place of beginning, containing 5 acres more or less; also: One acre of land more or less along the north side of the State Road No.8 survey, to be taken from a piece of land heretofore deeded to grantor herein by Mary Frazier, deed of which is on record on page 57 in Book L of deeds, reference to which is hereby made as to the description of said one acre, said acre lying in Sec.1, Tp.3 N.R.7 E.W.M. 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 Amanda Knox her heirs and assigns forever.

THIS CONVEYANCE is intended as a mortgage, to secure the payment of the sum of one hundred fifty (\$150.00) Dollars, and the interest thereon, in accordance with the tenor of a certain promissory note, of which the following is a copy, to-wit: \$150.00 Stevenson, Wash. May 9, 1912.

On or before two years after date, for value received, I promise to pay to the order of Amanda Knox one hundred fifty (\$150.00) Dollars, with interest thereon payable annually at the rate of 6 per cent per annum from date; and if not so paid, the whole sum of both principal and interest to become immediately due and collectable at the option of the holder of this note. If the interest is not paid when due it shall be compounded with the principal and bear like interest therewith, principal and interest payable in lawful money of the United States. And in case suit is instituted to collect this note, or any portion thereof, we promise to pay such additional sum as the Court may adjudge reasonable as attorney's fees, to be taxed as a part of the costs of such suit, for the use of plaintiff's attorney. It is specially agreed and consented to that a deficiency judgment may be taken in a suit upon this note.

R.L. Nicholson

Now if the sums of money due upon said promissory note be paid according to the agreements therein expressed, this conveyance shall be void; but in case default be made in the payment of the principal or interest as therein provided, then the said Amanda Knox or her legal representative may sell the premises above described, with all and every of the appurtenances or any part thereof, in the manner provided 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 the surplus, if any there be, pay over to the said R.L. Nicholson her heirs and assigns. In case foreclosure of this mortgage a deficiency judgment may be taken at the option of the holder thereof.

In witness whereof I hereunto set my hand and seal this 9th day of May 1912,

Signed, Sealed and Delivered
in presence of)
A. Fleischhauer)
H. Swisher)

R.L. Nicholson (Seal)

State of Washington,)
County of Skamania.) ss.

I, the undersigned Authority do hereby certify that on this

I hereby cancel this Mortgage this 17th day of May 1919 the same having been fully paid and discharged
Attest
Edgar P. Pringle
County Auditor
Amanda Knox