

W.A.WENDORF TO HOLLAND-WASHINGTON MORTGAGE COMPANY.
MORTGAGE.

W.A.WENDORF and HELEN L.WENDORF, his wife mortgage to HOLLAND-WASHINGTON MORTGAGE COMPANY, a corporation, the following described real property situate in the County of Skamania, State of Washington, and particularly bounded and described as follows, to-wit: Beginning at a point fifty-six (56) rods west of the Southeast corner of the Northeast quarter of Section sixteen (16) in Township Three North (3 N) of Range Ten East of Willamette Meridian (R 10 E. W.M.) running thence North forty (40) rods, thence West twenty-four (24) rods, thence South forty (40) rods, thence East Twenty-four (24) rods to place of beginning, containing six acres. Also the Northeast quarter of the Southeast quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section Sixteen (16) in Township Three North (T 3 N) of Range Ten East of W.M. (10 E.W.M.), excepting out of said above described tract the following parcel of land, to-wit: (Beginning at the Southeast corner of the Northeast quarter of the Southeast quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section Sixteen (16) Township Three North (3N) of Range Ten East of W.M. (10 E.W.M.) running thence North forty-eight (48) rods; thence west thirty-five (35) rods; thence south forty-eight (48) rods; thence east thirty-five (35) rods to place of beginning, containing ten and one half (10 $\frac{1}{2}$) acres.

Together with all water rights appurtenant to said lands or owned by the said grantor and used by him in the irrigation and cultivation of said lands, whether based on appropriation, purchase or ownership of stock in a corporation furnishing water or from any other source, together with any water rights that may be acquired by him for the benefit of said lands during the term of this mortgage.

Together with all and singular the privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

To secure the payment of the principal sum of Four thousand and 00/100 (\$4000.00) Dollars on the First day of November 1918, with interest thereon at the rate of eight per cent per annum from date until maturity, and after maturity or on default at the rate of ten per cent. per annum until paid; interest payable semi-annually; both principal and interest being payable in United States gold coin of the present standard of weight and fineness, or its equivalent, together with the current rate of exchange on the City of New York. This debt being evidence by one principal and ten coupon interest notes executed by W.A.Wendorf and Helen L. Wendorf, his wife the mortgagors to the mortgagee of even date herewith.

And the mortgagors for themselves and heirs, executors and administrators hereby covenant and agree with the mortgagee, its successors and assigns, as follows:

First: That they are lawfully seized of the premises aforesaid, and the same are free and clear of all encumbrances of every nature and kind whatsoever, and that they will forever warrant and defend the same with the appurtenances unto the said mortgagee, its successors and assigns forever against the lawful claims and demands of all persons whomsoever.

Second: That so long as said note shall remain unpaid in whole or in part they will pay all taxes, assessments and other charges that may be levied or assessed upon or against the said premises, or on this mortgage, or on the debt secured thereby, when due and payable according to law and at least ten days before they become delinquent; and will keep the buildings now, or which hereafter may be placed on said premises insured against loss or damage by fire to the extent of One thousand Dollars in some company or companies acceptable to the mortgagee, and for the mortgagee's benefit, and will deliver the policies and renewals thereof to said mortgagee.

Third: That they will keep all improvements erected on said premises in good order and repair; and will not permit waste of the premises hereby mortgaged.

Fourth: Any default in the payment of interest, taxes, insurance premiums, or other charges secured by this mortgage, or in the performance of any covenant or agreement thereof shall make the entire debt immediately due and payable and give immediate right of foreclosure at the election of the mortgagee without notice.

Satisfied
Bk U
Pg 79