

THIS INDENTURE, Made this 27th day of July in the year of our Lord one thousand nine hundred and fourteen Between Monroe Vallett, a single man party of the first part, and James Shepard party of the second part:

WITNESSETH, That the said party of the first part, for and in consideration of the sum of Five Hundred and no/100 Dollars, lawful money of the United States, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents Grant, Bargain, Sell, Convey and Warrant unto the said party of the second part, and to his heirs and assigns, the following described tract or parcel of land, lying and being in the County of Skamania and State of Washington, and particularly bounded and described as follows, to-wit: Commencing at a point 31.47 chains east of the SW corner of the North half of the Henry Shepard D.L.C., said corner being situate 15.75 chains east and 20.97 chains north of the quarter section corner to sections one and thirty six township two and three north of range seven east of W.M.; thence running running 3.5 chains in a southeasterly direction along the bed of a small stream; thence northeasterly 12.5 chains to the south line of the Monroe Vallett place as described in deed from A.W. Lambert to Monroe Vallett recorded in Book G of Deeds at page 483; thence west along the south line of said Monroe Vallett place to the place of beginning, containing two acres, more or less together with all and singular the tenements, hereditaments and appurtenances thereunto belonging.

THIS CONVEYANCE is intended as a MORTGAGE to secure the payment of Five hundred and no/100 Dollars, lawful money of the United States, together with interest thereon at the rate of 8 per cent. per annum from date until paid, according to the terms and conditions of one certain promissory note, bearing date July.....1914, made by Monroe Vallett payable on or before three years after date to the order of James Shepard and these presents shall be void if such payment be made according to the terms and conditions thereof. But in case default be made in the payment of the principal or interest of said promissory note, or any part thereof, when the same shall become due and payable, according to the terms and conditions thereof, then the said party of the second part, his 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 the other sums hereby secured.

In any suit or other proceeding which may be had for the recovery of the amount due, on either said note or this mortgage, said party of the second part, his heirs, executors, administrators or assigns shall have the right to have included in the judgment which may be recovered, the sum that the court shall adjudge reasonable as attorney's fees, to be taxed as part of the costs in such suit as well as all payments which said party of the second part, his heirs, executors, administrators and 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 premises or any part thereof.

In case of the foreclosure of this mortgage, the party of the second part, his heirs, executors, administrators or assigns shall be entitled to have entered in such foreclosure suit a judgment for any deficiency remaining due upon 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 party of the first part has hereunto set his hand and seal the day and year first above written.  
Signed, Sealed and Delivered in )  
the presence of )  
Raymond C. Sly )  
Estella Swisher. )  
State of Washington, )  
County of Skamania. ) ss  
I, Raymond C. Sly, a Notary Public in and for the said State, do

Monroe Vallett (Seal)