

convey the same; that the said premises are free and clear of any incumbrance done or suffered by them or those under whom they claim and that they will warrant and defend the title to the said premises unto the said parties of the second part, and unto their heirs and assigns forever. against the lawful claims and demands of all persons whomsoever. THIS CONVEYANCE is intended as a mortgage to secure the payment of one certain promissory note of even date for the sum of \$950. with interest at 7% per annum from date, interest payable annually, principal and interest due one year after date

NOW IF THE CONDITIONS of the above obligation are well and truly paid, then these presents shall be void, if such payments be made according to the tenor and effect thereof; but in case default be made in the payment of the principal or interest as herein provided, then the said parties of the second part their executors, administrators and assigns, are hereby empowered to sell the said premises; with all and every of the appurtenances, or any part thereof, in the manner prescribed by law, and out of the money arising from such sale, to retain the said principal and interest, together with the costs and charges of making such sale, and Five (5) per cent for attorney's fees and the overplus, if any there be, shall be paid by the the party making such sale on demand to the said parties of the first part their heirs or assigns.

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 AND SEALED IN PRESENCE OF

Henry A. Benham (Seal)

Carl S. Weatherwax.

Annie Benham. (Seal)

STATE OF WASHINGTON, }
COUNTY OF GRAYS HARBOR } ss.

THIS IS TO CERTIFY, That on this 17th day of November, A.D. 1915, before me, Carl S. Weatherwax, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally came Henry A. Benham, and Annie Benham, his wife, of Aberdeen Washington, to me known to be the individuals described in and who executed the within instrument, and acknowledged to me that they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

WITNESS my hand and official seal, the day and year in this certificate first above written.

(NOTARIAL SEAL)

Carl S. Weatherwax,
Notary Public in and for the State of
Washington, residing at Aberdeen, Wash.

Commission expires Sept. 7, 1917.

Filed for record by Jesse F. Murphy on Nov. 22nd, 1915, at 10:30 A.M.

Chas. M. Nelson

County Auditor.

ROBBINS TO RICKERSON.

THIS INDENTURE WITNESSETH, That Lottie L. Robbins, unmarried party of the first part for and in consideration of the sum of Nine Hundred Forty Three and 35/100 (\$943.35) DOLLARS, to her in hand paid, the receipt whereof is hereby acknowledged, has bargained, sold and conveyed and by these presents does bargain, sell and convey unto Rose Rickerson, 380 1/2 Morrison St., Portland, Oregon, party of the second part, the following described premises, to-wit: