

second part, WITNESSETH, That the said parties of the first part, for and in consideration of the sum of Five Hundred 00/100 Dollars, to them in hand paid, the receipt whereof is hereby acknowledged, have bargained and sold, and by these presents do bargain, sell and convey unto the said party of the second part, his heirs and assigns forever,

all the following bounded and described property, to-wit: The North half (N.½) of the Southeast Quarter (SE¼) of the Southwest quarter (SW¼) of Section Seven (7) in Township One (1) North of Range Five (5) East of the Willamette Meridian, containing Twenty Acres of land. RESERVING however, to the use of myself, my heirs, executors, administrators or assigns, as owners of the south half of the south east quarter of the southwest quarter of section seven (7) in Township One (1) North of Range Five (5) East of the Willamette Meridian, the right to use as a road and passway over and across the premises herein granted, a roadway to and from the last above mentioned and described premises, that the said roadway to be located and determined by the grantees herein named, their heirs, executors, administrators or assigns. All being in the County of SKAMANIA AND STATE OF WASHINGTON.

Together with the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining; and also the estate, right, title and interest of the said parties of the first part, of, in and to the same.

TO HAVE AND TO HOLD, the hereinafore granted, bargained, and described premises, with the appurtenances unto the said party of the second part his heirs and assigns forever. And the parties of the first part covenant that they are the owners in fee of the said premises, that they will warrant and defend them against the lawful claims and demands of all persons whomsoever.

THIS CONVEYANCE IS INTENDED AS A MORTGAGE to secure the payment of the sum of Five Hundred 00/100 Dollars in accordance with the tenor of one certain promissory note of which the following is a substantial copy, to-wit:

\$500.00

May 18th, 1916.

ONE YEAR on or before after date, without grace I promise to pay to the order of S. Selamon at Portland, Oregon FIVE HUNDRED 00/100 Dollars, in Gold Coin of the United States of America, of the present standard value, with interest thereon, in like Gold Coin at the rate of 8 percent per annum from May 18, 1916, until paid for value received, Interest to be paid semi-annually and if not so paid, the whole sum of both principal and interest to become immediately due and collectible at the option of the holder of

this note. And in case suit or action is instituted to collect this Note or any portion thereof I promise and agree to pay in addition to the costs and disbursements provided by statute, such additional sum, in like Gold Coin as the Court may adjudge reasonable for Attorney's fees to be allowed in said suit or action.

No. 10 cts. U.S. Revenue Stamps cancelled
on original note.

Fred H. Gifford.

Annie Gifford.

Due _____ 191__

NOW, THEREFORE, if the said promissory note, principal and interest, shall be paid at maturity, according to the terms thereof, this indenture shall be void, but in case default shall be made in the payment of the principal or interest as above provided, then the whole sum, both the principal and interest accrued at the time default is made, shall become due and payable, and the party of the second part, his executors, administrators and assigns, are hereby empowered to foreclose this mortgage in the manner prescribed by law. And the said parties of the first part and their heirs, executors and administrators do covenant and agree to pay unto the said party of the second part, his heirs, executors, administrators or assigns, the said sum of money above mentioned.