

✓ Filed for record by Claud Davidson March 17, 1917 at 9 A.M.

Chas. H. Nellor
County Auditor

QUARNSTROM to FOREST

THIS INDENTURE, Made this Seventeenth day of March A.D. 1917, between Gust F. Quarnstrom and Jennie Olivia Quarnstrom his wife of Spirit Lake, Idaho, the parties of the first part, and Frederick S. Forest of Spokane, Washington, the party of the second part,

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of One thousand six hundred seventy four and no/100 Dollars, lawful money of the United States to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns, the following described tract of parcel of land, lying and being in the County of Skamania and State of Washington, and particularly bounded and described as follows, to-wit:

The East half of the west half of the northeast quarter (NE $\frac{1}{4}$) of Section fifteen (15) in Township three (3) North of range (10) ten E. W. M. containing forty acres, more or less, excepting therefrom a roadway eight feet in width along the south side of the said land.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging.

THIS CONVEYANCE is intended as a mortgage, to secure the payment of One thousand six hundred seventy four and no/100 Dollars, lawful money of the United States, together with interest thereon in like lawful money at the rate of six per cent per annum from March 17th, 1918, until paid, according to the terms and conditions of one certain promissory note bearing even date herewith and made by Gust F. Quarnstrom and Jennie Olivia Quarnstrom payable three years after date to the order of Frederick S. Forest 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 principle 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 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 whole of said principle and interest, whether the same shall be then due or not, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the party making such sale, on demand, to the parties of the first part their heirs or assigns. And in case any suit or other proceeding that may be had for the recovery of said principle sum and interest on either said note or this mortgage, it shall and may be lawful for the said party of the second part, his heirs, executors administrators or assigns, to include in the judgment that may be recovered, counsel fees and charges of attorneys and counsel employed in such foreclosure suit a reasonable sum in lawful money or in case of settlement or payment being made after suit has been

Dated
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