

2nd. To keep insured the buildings on said mortgaged premises for the security of the Mortgagee in the sum of Five Hundred and NO/100 (\$500.00) Dollars in such company or companies as the Mortgagee may elect and to renew and deliver to the Mortgagee the policies thereof from the time at least ten days before the expiration of the old policies..

3rd. To keep all improvements on said premises in good repair and to neither commit or permit waste thereon.

4th. To suffer or permit said premises to become subject to no lien or incumbrance that shall have precedence of this mortgage or threatening its validity or priority. It is mutually covenanted and agreed that the Mortgagee may advance any amounts for taxes, insurance or other charges threatening the validity or priority of the Mortgage, and such advances shall constitute a default of the mortgage, and the Mortgagee may recover from the Mortgagor any such amounts advanced, together with interest thereon at the rate of Twelve per cent per annum. The Mortgagee shall be the sole judge of the legality and validity of any taxes, assessments, liens or adverse claims, and the fact of the payment thereof by the mortgagee shall establish his right to recover the same with interest from the Mortgagor.

5th. That if any default be made, wholly or in part, in the payments of said interest or principal as they severally become due, or in the performance of any agreement of this mortgage, then the note secured hereby shall, at the election of the holder thereof, become immediately due and collectible payable without demand or notice (time being of the essence thereof), and this mortgage may then be foreclosed according law.

6th. To pay a reasonable attorney's fee in case of foreclosure and all costs of searching title necessary to begin any such action upon this mortgage.

IT IS AGREED BETWEEN THE PARTIES HERETO that the said mortgagor may sell the whole or any ten acre quarter of the said property covered by this mortgage, and the said mortgagee will release and discharge for the lien of this mortgage the portion so sold, provided that sufficient proceeds of the sale are paid to the said mortgagor to cover the appropriate amount of this mortgage.

IN WITNESS WHEREOF The said Mortgagor has hereunto set his hand and seal this 23rd day of September A.D. 1916.

Witnesses:-

C.C. Brock... (SEAL)

J.D. Currie.

B.E. Bennett.

STATE OF WASHINGTON

SS.

COUNTY OF CLARKE.

This is to certify that on this 27th day of October, A.D. 1916, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally came E.C. Brock, a bachelor, to me known to be the individual described in and who executed the within instrument, and acknowledged to me that he signed and sealed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.

Notarial Seal.

John D. Currie.. Notary Public for the State of Washington  
Residing at Camas. Commission Expires June, 30, 1920.

Filed for record Sept. 22, 1917, by J.M. Jessup.

*Chas. M. Nelson*  
County Auditor.