

ISADORE ST MARTIN ET UX TO ALEX MCKEIGHAN ET AL

THIS INDENTURE, MADE THIS 2ND DAY OF JULY IN THE YEAR OF OUR LORD ONE THOUSAND NINE HUNDRED AND TWENTY-THREE BETWEEN ISADORE ST MARTIN AND FELICITE ST-MARTIN, HIS WIFE THE PARTIES OF THE FIRST PART, AND ALEX MCKEIGHAN AND FANNIE A. ARNOLD THE PARTIES OF THE SECOND PART;

WITNESSETH, THAT THE SAID PARTIES OF THE FIRST PART, FOR AND IN CONSIDERATION OF THE SUM OF ONE HUNDRED EIGHTY AND NO/100 DOLLARS, TO THEM IN HAND PAID BY THE SAID PARTIES OF THE SECOND PART, THE RECEIPT WHEREOF IS HEREBY ACKNOWLEDGED, DO BY THESE PRESENTS, GRANT, BARGAIN, SELL, CONVEY AND CONFIRM UNTO THE SAID PARTIES OF THE SECOND PART, AND TO THEIR HEIRS AND ASSIGNS THE FOLLOWING DESCRIBED TRACT, LOT, OR PARCEL OF LAND, SITUATE LYING AND BEING IN THE COUNTY OF SKAMANIA STATE OF WASHINGTON, AND PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT:

COMMENCING AT A POINT 66 RODS NORTH OF THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION TWENTY TOWNSHIP THREE NORTH RANGE EIGHT EAST OF W.M., THENCE WEST 24 RODS, THENCE NORTH 20 RODS, THENCE EAST 24 RODS, THENCE SOUTH 20 RODS TO THE PLACE OF BEGINNING. TOGETHER WITH ALL AND SINGULAR THE TENEMENTS, HEREDITAMENTS AND APPURTENANCES THEREUNTO BELONGING OR IN ANYWISE APPERTAINING

TO HAVE AND TO HOLD THE ABOVE GRANTED PREMISES, UNTO THE SAID PARTIES OF THE SECOND PART AND TO THEIR HEIRS AND ASSIGNS FOREVER.

AND THE SAID PARTIES OF THE FIRST PART, FOR THEMSELVES AND FOR THEIR HEIRS, EXECUTORS AND ADMINISTRATORS, DO BY THESE PRESENTS COVENANT THAT THEY ARE THE OWNERS IN FEE SIMPLE ABSOLUTE OF ALL AND SINGULAR THE ABOVE GRANTED AND DESCRIBED PREMISES AND APPURTENANCES; THAT THEY HAVE GOOD AND LAWFUL RIGHT TO SELL AND CONVEY THE SAME.

THIS CONVEYANCE IS A MORTGAGE TO SECURE THE PAYMENT OF ONE HUNDRED EIGHTY AND NO/100 DOLLARS (\$180.00) TOGETHER WITH INTEREST THEREON AT THE RATE OF 12 PER CENT PER ANNUM FROM DATE UNTIL PAID, ACCORDING TO THE TERMS AND CONDITIONS OF ONE CERTAIN PROMISSORY NOTE BEARING EVEN DATE HERewith MADE BY ISADORE ST MARTIN AND FELICITE ST MARTIN, PAYABLE ON OR BEFORE EIGHTEEN MONTHS AFTER DATE IN INSTALLMENTS OF \$10.00 PER MONTH COMMENCING AUGUST 2ND 1923 TO THE ORDER OF ALEX MCKEIGHAN AND FANNIE A. ARNOLD AND THESE PRESENTS SHALL BE VOID IF SUCH PAYMENT BE MADE ACCORDING TO THE TERMS AND CONDITIONS THEREOF.

AND IN CASE DEFAULT BE MADE IN THE PERFORMANCE OF ANY OF THE COVENANTS HEREIN CONTAINED OR IN THE PAYMENT OF EITHER THE PRINCIPAL OR INTEREST OF SAID NOTE, OR ANY PART OF EITHER PRINCIPAL OR INTEREST, ACCORDING TO THE TERMS OF SAID NOTE, OR UPON THE REFUSAL OF THE MORTGAGORS, THEIR HEIRS, EXECUTORS, ADMINISTRATORS OR ASSIGNS TO REPAY UPON DEMAND ANY CHARGES MADE AGAINST THE ABOVE DESCRIBED PREMISES, OR ANY PART THEREOF, ON ACCOUNT OF TAXES, INSURANCE OR OTHER LAWFUL ASSESSMENTS, THE HOLDER HEREOF AND THE NOTE SECURED HEREBY MAY IMMEDIATELY DECLARE THE WHOLE OF SAID PRINCIPAL SUM, INTEREST, TAXES, INSURANCE, CHARGES AND OTHER ASSESSMENTS IMMEDIATELY DUE, AND MAY THEREAFTER IN ANY MANNER PROVIDED BY LAW, FORECLOSE THIS MORTGAGE, FOR THE WHOLE AMOUNT THEN DUE ON ACCOUNT OF PRINCIPAL, INTEREST, TAXES, INSURANCE, CHARGES OR OTHER LAWFUL ASSESSMENTS.

AND IN ANY SUIT OR OTHER PROCEEDINGS THAT MAY BE HAD FOR THE RECOVERY OF SAID PRINCIPAL SUMS AND INTEREST ON EITHER SAID NOTE OR THIS MORTGAGE, IT SHALL AND MAY BE LAWFUL FOR THE SAID PARTIES OF THE SECOND PART THEIR HEIRS, EXECUTORS, ADMIN-

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