ALSO AN UNDIVIDED ONE-EIGHTEENTH INTEREST IN AND TO THE SALD PERSONAL PROPERTY UPON THE SAID REAL ESTATE BELONGING OR APPERTAINING TO THE HOTEL BUSINESS, INCLUDING FURNITURE, FIXTURES, LIVE STOCK, MACHINERY AND EQUIPMENT OF WHATSOEVER KIND OR NATURE USED IN CONNECTION WITH THE SAID ST. MARTINS MINERAL SPRINGS HOTEL ON SAID PROPERTY.

THE FOREGOING BEING ALL THE RIGHT, TITLE AND INTEREST AND THIS CONVEYANCE IS INTENDED TO CONVEY ALL THE RIGHT, TITLE AND INTEREST OF THE MORTGAGOR IN AND TO THE PROPERTY KNOWN AS THE "ST. MARTINS MINERAL SPRINGS" PROPERTY, FULL TITLE OF WHICH IS HELD BY THE HEIRS OF ISADORE ST. MARTIN SR., DECEASED, AS TENANTS IN COMMON THEREOF. ALSO ALL GRANTORS RIGHT, TITLE AND INTEREST IN AND TO THE RENTS, ISSUES AND PROFITS THEREFROM.

THIS CONVEYANCE IS INTENDED AS A MORTGAGE TO SECURE THE PAYMENT OF THE SUM OF ONE HUNDRED AND TWENTY-FIVE (\$125.00) DOLLARS, LAWFUL MONEY OF THE UNITED STATES, TOGETHER WITH INTEREST THEREON AT THE RATE OF TWELVE PER CENT PER ANNUM FROM DATE UNTIL PAID, ACCORDING TO THE TERMS AND CONDITIONS OF ONE CERTAIN PROM-ISSORY NOTE BEARING EVEN DATE HEREWITH, MADE BY LUCIEN A. ST.MARTIN, PAYABLE ONE YEAR AFTER DATE TO THE ORDER OF W. A. ARNOLD AND FRANK A. WACHTER 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 PRINCIPAL OR INTEREST OF SAID PROPISSORY NOTE, OR ANY PART THEREOF, WHEN THE SAME SHALL BECOME DUE AND PAYABLE, ACCORDING TO THE TERMS AND CONDITIONS THEREOF, THEN THE SAID PARTIES OF THE SECOND PART, THEIR HEIRS, EXECUTORS ADMINISTRATORS OR ASSIGNS MAY IMMEDIATELY THEREAFTER IN THE MANNER POVIDED BY LAW, FORECLOSE THIS MORTGAGE FOR THE WHOLE AMOUNT THEN UNPAID UPON SAID PRINCIPAL AND INTEREST, WITH ALL THE OTHER SUMS HEREBY SECURED.

THE SAID PARTY OF THE FIRST PART COVENANTS AND AGREES TO AND WITH THE SAID PARTIES OF THE SECOND PART THAT HE IS THE OWNER IN FEE SIMPLE OF THE ABOVE CONVEYED INTEREST IN AND TO SAID PROPERTY; THAT THE SAME IS FREE AND CLEAR OF ALL INCUMBRANCES WHATSOEVER, EXCEPT THE LIEN OF CELINA ST. MARTIN FOR THE PAYMENT OF ALIMONY AS DECREED BY THE SUPERIOR COURT OF THE STATE OF WASHINGTON, FOR SKAMANIA COUNTY; THAT HE HAS GOOD RIGHT TO SELL AND CONVEY THE SAME AND THAT HE WILL, AND HIS HEIRS, EXECUTORS AND ADMINISTRATORS SHALL, FOREVER WARRANT AND DEFEND THE TITLE THERETO AGAINST ALL LAWFUL CLAIMS.

THE SAID PARTY OF THE FIRST PART DOES FURTHER COVENANT AND AGREE TO AND WITH THE SAID PARTIES OF THE SECOND PART, THEIR HEIRS AND ASSIGNS THAT NEITHER HE, NOR HIS HEIRS, EXECUTORS AND ADMINISTRATORS OR ASSIGNS WILL ENTER INTO ANY LEASE OR ANY AGREEMENT FOR THE LEASING OF SAID PROPERTY WHOLE THIS MORTGAGE REMAINS UNPAID WITHOUT THE WRITTEN CONSENT OF THE SAID PARTIES OF THE SECOND PART, THEIR HEIRS, EXECUTORS, ADMINISTRATORS OR ASSIGNS.

IN ANY SUIT OR PROCEEDINGS WHICH MAY BE HAD FOR THE RECOVERY OF THE AMOUNT.

DUE, ON EITHER SAID NOTE OR THIS MORTGAGE, SAID PARTIES OF THE SECOND PART, THEIR

HEIRS, EXECUTORS, ADMINISTRATORS OR ASSIGNS SHALL HAVE THE RIGHT TO HAVE INCLUDED

IN THE JUDGMENT WHICH MAYYBE RECOVERED, THE SUM THAT THE COURT SHALL ADJUDGE

REASONABLE AS ATTORNEY'S FEES, TO BE TAXED AS PART OF THE COSTS IN SUCH SUIT AS

WELL AS ALL PAYMENTS WHICH SAID PARTIES OF THE SECOND PART, THEIR HEIRS, EXECUTORS,

ADMINISTRATORS AND ASSIGNS MAY BE OBLIGED TO MAKE FOR THEIR SECURITY BY INSURANCE

OR ON ACCOUNT OF ANY TAXES, CHARGES, INCUMBRANCES OR ASSESSMENTS WHATSOEVER ON THE

SAID PREMISES OR ANY PART THEREOF.