

PHEBE L. YOUNG TO JOS. GREGORIUS

THIS INDENTURE WITNESSETH, THAT PHEBE L YOUNG, FORMERLY PHEBE L MOORE, PARTY OF THE FIRST PART, FOR AND IN CONSIDERATION OF THE SUM OF ONE HUNDRED (\$100.00) DOLLARS IN GOLD COIN OF THE UNITED STATES OF AMERICA, TO HER IN HAND PAID BY JOS. GREGORIUS PARTY OF THE SECOND PART, HAS GRANTED, BARGAINED AND SOLD, AND BY THESE PRESENTS DOES GRANT, BARGAIN, SELL CONVEY AND WARRANT UNTO THE SAID PARTY OF THE SECOND PART, AND TO HIS HEIRS AND ASSIGNS, THE FOLLOWING DESCRIBED PREMISES, SITUATE, LYING AND BEING IN THE COUNTY OF SKAMANIA STATE OF WASHINGTON, TO-WIT:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21 TOWNSHIP 3 N. R. 8 EAST OF THE WILLAMETTE MERIDIAN, THENCE EAST FORTY RODS, THENCE SOUTH EIGHT RODS, THENCE WEST FORTY RODS, THENCE NORTH EIGHT RODS TO THE PLACE OF BEGINNING CONTAINING TWO ACRES, THE SOLE AND SEPARATE PROPERTY OF THE GRANTOR; ACQUIRED BEFORE MARRIAGE TO FRANK YOUNG.

TO HAVE AND TO HOLD, THE SAID PREMISES, WITH ALL THEIR APPURTENANCES, UNTO THE SAID PARTY OF THE SECOND PART, AND TO HIS HEIRS AND ASSIGNS FOREVER; AND THE SAID PARTY OF THE FIRST PART, FOR HERSELF AND HER HEIRS, EXECUTORS AND ADMINISTRATORS, DOES HEREBY COVENANT TO AND WITH THE SAID PARTY OF THE SECOND PART HIS HEIRS AND ASSIGNS, THAT SHE IS THE OWNER IN FEE SIMPLE OF SAID PREMISES, THAT THE SAME ARE FREE FROM ALL ENCUMBRANCES, AND THAT SHE WILL WARRANT AND DEFEND THE TITLE THERETO AGAINST ALL LAWFUL CLAIMS WHATSOEVER.

THIS CONVEYANCE IS INTENDED AS A MORTGAGE, AND IS GIVEN TO SECURE THE PAYMENT OF ONE HUNDRED NO/100 DOLLARS, TOGETHER WITH INTEREST THEREON AT THE RATE OF EIGHT PER CENT. PER ANNUM FROM DATE UNTIL PAID, PAYABLE ANNUALLY, ACCORDING TO THE TERMS OF ONE CERTAIN PROMISSORY NOTE BEARING DATE DECEMBER 1ST 1926, MADE BY PHEBE L. YOUNG, FORMERLY PHEBE L. MOORE PAYABLE ON OR BEFORE ONE YEAR AFTER DATE TO THE ORDER OF JOS. GREGORIUS

HEREBY

SAID PARTY OF THE FIRST PART AGREES TO PAY AND EXTINGUISH ALL TAXES, ASSESSMENTS AND OTHER PUBLIC CHARGES WHICH MAY BE LEVIED, ASSESSED OR CHARGED UPON SAID PREMISES, OR UPON THIS MORTGAGE OR THE NOTES HEREBY SECURED, PRIOR TO SUCH ASSESSMENT OR PUBLIC CHARGES BECOMING DELINQUENT, AND, ALSO, TO PAY AND DISCHARGE ALL PRIOR LIENS, CLAIMS, ADVERSE TITLE OR ENCUMBRANCES ON SAID PREMISES, SO THAT THIS MORTGAGE SHALL BE AND REMAIN A FIRST LIEN THEREON UNTIL DEBT AND MONEYS HEREBY SECURED ARE FULLY PAID.

HEREBY

SAID PARTY OF THE FIRST PART AGREES THAT IN THE EVENT SHE SHALL FAIL OR NEGLECT TO PAY AND DISCHARGE ALL TAXES, ASSESSMENTS AND OTHER PUBLIC CHARGES WHICH MAY BE LEVIED, ASSESSED OR CHARGED UPON SAID PREMISES, AND PAY AND DISCHARGE ALL LIENS, CLAIMS, ADVERSE TITLES AND ENCUMBRANCES ON SAID PREMISES AS ABOVE AGREED, THEN THE SAID PARTY OF THE SECOND PART, HIS HEIRS, EXECUTORS, ADMINISTRATORS OR ASSIGNS MAY ELECT TO PAY AND DISCHARGE ANY OR ALL OF THE SAME, AND ALL MONEYS SO EXPENDED AND PAID, WITH INTEREST THEREON AT THE RATE OF EIGHT PER CENT. PER ANNUM FROM THE DATE OF SUCH PAYMENT OR EXPENDITURES UNTIL THESAME IS WHOLLY REPAID SHALL BE A LIEN ON SAID PREMISES ABOVE DESCRIBED, AND BE SECURED BY THIS MORTGAGE, AND COLLECTED IN THE SAME MANNER AS THE PRINCIPAL DEBT HEREBY SECURED. UPON ANY DEFAULT ON THE PART OF THE PARTY OF THE FIRST PART IN THE PAYMENT OF INTEREST WHEN DUE OR INKEEPING AND PERFORMING ANY OF THE ABOVE AGREEMENTS, SAID PARTY OF THE SECOND PART, HIS HEIRS, EXECUTORS, ADMINISTRATORS OR ASSIGNS MAY ELECT TO DECLARE ALL SUMS SECURED HEREBY DUE AND PAYABLE WITHOUT

51.65
I hereby cancel this mortgage this 3 day of Jan. 1921. No
same having been fully paid and discharged

Jos. Gregorius
County Auditor