

\$300.00

Vancouver, Wash., August 1, 1928.

On or before two (2) years after date, without grace, for value received we jointly and severally promise to pay Mary O. Cochran or order at 1204 Union Ave., N. Portland, Oregon, Three Hundred (\$300.00) Dollars with interest from date until paid, at the rate of 6 per cent per annum, interest payable annually, and if not so paid, the whole sum of both principal and interest to become immediately due and collectible at the option of the holder of this note. If not so collected, the interest to be added to and become part of the principal, and the same to bear interest thereafter until paid, at the rate of 8 per cent per annum. Principal and interest payable in lawful money of the United States. And in case action is commenced to enforce payment of this note or any portion thereof we jointly and severally promise to pay such additional sum as the Court may adjudge reasonable as attorney's fees. It is especially agreed and consented to that a deficiency judgment may be taken in a suit upon this note.

P. O. _____

Date _____

Roy H. Dobbs,

Veta M. Dobbs,

L. B. Johnston,

Imelda M. Johnston.

The mortgagors agree to pay said notes and interest thereon as provided therein, and to pay when due all taxes and assessments, keep said premises free from all liens and encumbrances except that certain mortgage given by these mortgagors to the Federal Land Bank of Spokane, mortgagors will permit no strip or waste upon the premises; that mortgagors will permit no lien or any kind to become superior to this mortgage other than said mortgage to Federal Land Bank of Spokane, Should the mortgagors fail to keep any of the foregoing covenants then the mortgagee may at her option carry out the same and all her expenditures therefore shall draw interest until repaid at the rate of eight (8) per cent per annum be repayable by the mortgagors on demand, and shall be secured by this mortgage.

Time is material and of the essence hereof, and if default be made in the payment of the debt hereby secured of principal or interest, or in any of the covenants herein contained, then in such or any of said cases the balance of unpaid principal, (whether one or all of said notes) together with accrued interest and all other indebtedness hereby secured shall at the mortgagees election become immediately due after ten (10) days notice to mortgagors, (and said notice shall be deemed to have been given to all mortgagors, by one registered letter addressed to Roy H. Dobbs, c/o Citizens State Bank of Camas, at Camas, Washington, or at such other place as mortgagors direct that notice shall be given) and this mortgage may be foreclosed.

In any suit to foreclose this mortgage, or in any suit which the mortgagee is obliged to defend to protect the lien hereof, the mortgagors agree to pay a reasonable sum as attorneys fees, and further agree to pay such reasonable costs of searching records and abstracting the same as may be necessarily incurred in foreclosing this mortgage, or in defending the same, which sums shall be secured hereby and included in the decree of foreclosure.

In case of foreclosure the mortgagors hereby expressly waive all right of possession of the premises during the period allowed by law for redemption, and hereby waive all right of homestead therein and consent to a personal deficiency judgment for any part of the debt hereby secured which shall not be paid by the sale of said property.

This mortgage is a second mortgage upon the above described real property, the first mortgage being to the Federal Land Bank of Spokane, for the sum of \$12,500.00

IN WITNESS WHEREOF, The mortgagors have hereunto set their hands and seals this 10th day of September 1928.

Signed, sealed and delivered
in the presence of:
O. F. Johnson
C. D. Geer

L. B. Johnston Seal
Imelda M. Johnston Seal
Roy H. Dobbs Seal
Veta M. Dobbs Seal