

MORTGAGE RECORD S  
SKAMANIA COUNTY WASHINGTON

397

# 15785 Geo. W. Richards to  
Maggie Reid Ragan.

THIS INDENTURE, Made this fifth day of July in the year of our Lord one thousand nine hundred and Twenty-nine BETWEEN George W. Richards party of the first part, and Maggie

Reid Ragan party of the second part:

WITNESSETH, That the said party of the first, for and in consideration of the sum of Three hundred Dollars, lawful money of the United States, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents Grant, Bargain, Sell, Convey and Warrant unto the said party of the second part, and to her heirs and assigns, the following described tract or parcel of land lying and being in the County of Skamania and State of Washington, and particularly bounded and described as follows; to-wit:

Lots numbered Two (2), three (3) Four (4) and Five (5) in block Two (2) in Estabrook's addition to the town of Carson. together with all and singular the tenements, hereditaments and appurtenances thereunto belonging.

THIS CONVEYANCE is intended as a MORTGAGE to secure the payment of Three Hundred no/100 Dollars, lawful money of the United States, together with interest thereon at the rate of 8 per cent per annum from date until paid, according to the terms and conditions of one certain promissory note, bearing date July 5th, 1929 made by the party of the first part hereto, payable one year after date after date to the order of Maggie Reid Ragan 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 promissory note, or any part thereof, when the same shall become due and payable, according to the terms and conditions thereof, then the said party of the second part, his heirs, executors administrators or assigns may immediately thereafter, in the manner provided by law, foreclose this mortgage for the whole amount due upon said principal and interest, with all the other sums hereby secured.

In any suit or other proceeding which may be had for the recovery of the amount due, on either said note or this mortgage, said party of the second part, her heirs, executors, administrators or assigns shall have the right to have included in the judgment which may be recovered, the sum of as the Court shall find reasonable as attorney's fees, to be taxed as part of the costs in such suit as well as all payments which said party of the second part, her heirs, executors, administrators and assigns may be obliged to make for them or their security by insurance or on account of any taxes, charges, incumbrances or assessments whatsoever on the said premises or any part thereof.

The party of the first part agrees to keep the property insured in the sum of \$300.00 payable to the party of the second part as her interests may appear.

In case of the foreclosure of this mortgage, the party of the second part, her heirs, executors, administrators or assigns shall be entitled to have entered in such foreclosure suit a judgment for any deficiency remaining due upon account of the indebtedness secured hereby, including taxes, insurance or other lawful assessments after applying the proceeds of the sale of the premises above described to the payment thereof, and to the costs of such foreclosure suit.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and sealed the day and year first above written.

Signed, Sealed and Delivered in the Presence of

Jos. Gregorius

Geo. W. Richards (Seal)

STATE OF WASH. 19

Notation recorded No. 1431  
Maggie Reid Ragan