

the receipt whereof is hereby acknowledged, do by these presents GRANT, BARGAIN, SELL, CONVEY and WARRANT unto the said party of the second part, and to his heirs and assigns, the following described tracts or parcels of land, lying and being in the County of Skamania, State of Washington, and particularly bounded and described as follows, to-wit:

Commencing at the Northeast corner of Block 8 of the Town of Stevenson, according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington; thence South 34° 30' East along the Easterly side of said Block 8 a distance of 52 feet; thence at right angles South 55° 30' West a distance of 106½ feet to the Westerly line of said Block 8; thence North 34° 30' West along the West line of said Block 8 a distance of 17 feet; thence South 55° 30' West 43½ feet; thence North 34° 30' West to the South line of the tract of land commonly designated as the "Gillette Property", thence Easterly along the South line of said "Gillette Property", to a point 31.7 feet North 34° 30' West of the Northwest corner of Block 8 aforesaid; thence South 34° 30' East 31.7 feet to the Northwest corner of said Block 8; thence North 55° 30' East along the North line of said Block 8, 106½ feet to the point of beginning.

Also an easement for sidewalk in a strip of land 3 feet in width along the South side of the above conveyed tract as follows:

Commencing at the Southeast corner of said tract; thence South 55° 30' West 106½ feet to the West line of said Block 8; thence South 34° 30' East 3 feet; thence North 55° 30' East 106½ feet to the East line of said Block 8; thence North 34° 30' West 3 feet to the point of beginning.

The said easement to be used for the purpose of constructing, maintaining and using thereon a walk over, across and along said strip of land as appurtenant to the property above conveyed and subject to a similar right of user, reserved by, conveyed to and held by the owners of other land adjacent to and abutting upon the said strip of land.

Also an easement for road purposes over a strip of land described as follows: Commencing at a point on the North line of Second Street which is situate South 55° 30' West of the Southeast corner of said Block 8 a distance of 1130 feet; thence North 34° 30' West 63 feet; thence North 55° 30' East 23½ feet; thence North 34° 30' West 20 feet; thence South 55° 30' West 41½ feet; thence South 34° 30' East 83 feet to the North line of Second Street; thence North 55° 30' East 18 feet to the place of beginning, subject however, to a similar right of easement in and to said last described strip of land to all persons or parties owning property abutting upon the same, fee title to the said premises being reserved in W. A. Arnold and Fannie A. Arnold, his wife, and their heirs and assigns; together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, also all the furniture and contents left in the house on said premises.

THIS CONVEYANCE is intended as a mortgage to secure the payment of the sum of \$1250.00, lawful money of the United States, together with interest thereon at the rate of eight per cent per annum until paid, interest payable monthly, according to the terms and conditions of one certain promissory note made by Effie B. Hunt and George W. Hunt, payable one year after date, 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, 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 of said principal and interest, with all 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, his heirs, executors, administrators or assigns shall have the right to have included in the judgment which may be recovered, the sum that the Court adjudges reasonable as attorney's fee, to be taxed as costs in such suit as well as all payments said party of the second part, his heirs, executors and assigns may be obliged to make for his or their security by insurance or on account of any taxes, charges, incumbrances or assessments whatsoever on said premises or any part thereof.

The parties of the first part agree to keep the property insured in the sum of \$1250.00, payable to the party of the second part as his interest may appear.

In case of the foreclosure of this mortgage, the party of the second part, his 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.

I hereby cancel this Mortgage this 1st day of June 1912 as same having been fully paid and discharged.

W. A. Arnold

Wm. A. Arnold
County Auditor