

MORTGAGE RECORD T
SKAMANIA COUNTY, WASHINGTON

165

JOHNSON-COX COMPANY, PRINTERS, TACOMA-- 42254

premises to the mortgagee_ as soon as insured; that they will keep the buildings and improvements on said premises in good repair and will not commit or suffer any waste or said premises.

Now, therefore, if said mortgagors shall keep and perform the covenants herein contained and shall pay said notes, according to their terms this conveyance shall be void, but otherwise shall remain in full force as a mortgage to secure the performance of all of said covenants and the payment of said notes; it being agreed that a failure to perform any covenant herein, or if proceeding of any kind be taken/foreclose any lien on said premises or any part thereof the mortgagee shall have the option to declare the whole amount unpaid on said notes or on this mortgage at once due and payable, and this mortgage may be foreclosed at any time thereafter. And if the mortgagors shall fail to pay any taxes or charges or any lien, encumbrance or insurance premium as above provided for, the mortgagees may at their option do so, and any payment so made shall be added to and become a part of the debt secured by this mortgage, and shall bear interest at the same rate as said notes without waiver, however, of any right arising to the mortgagees for breach of covenant. And this mortgage may be foreclosed for principal, interest and all sums paid by the mortgagee at any time while the mortgagors neglects to repay any sums so paid by the mortgagees. And if suit be commenced to foreclose this mortgage, the attorney's fees provided for in said notes shall be included in the lien of this mortgage.

Each and all of the covenants and agreements herein contained shall apply to and bind the heirs, executors, administrators and assigns of said mortgagors and of said mortgagees respectively.

In case suit or action is commenced to foreclose this mortgage, the Court may upon motion of the mortgagees, appoint a receiver to collect the rents and profits arising out of said premises during the pendency of such foreclosure, and apply the same to the payment of the amount due under this mortgage, first deducting all proper charges and expenses attending the execution of said trust.

In Witness Whereof said mortgagors have hereunto set our hands and seals the day and year first above written.

Executed in the presence of:
A. W. Davis
A. R. Davis

Lloyd E. Russell (seal)
Maggie V. Russell (seal)

STATE OF OREGON)
(ss
COUNTY OF MULTNOMAH)

Be it remembered, That on this 4th day of february A. D. 1932 before me, the undersigned, a Notary Public in and for said county and state, personally appeared the within named Lloyd E. Russell and Maggie V. Russell, husband and wife who are known to me to be the identical individuals described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

In Testimony Whereof, I have hereunto set my hand and notarial seal the day and year last above written.

(Notarial seal affixed)

A. W. Davis
Notary Public for the State of Oregon. My
commission expires Nov. 22, 1935.

Filed for record feb. 17, 1932 at 8-30 a.m. by Grantee

Mabel J. Jasse
Skamania Co. Clerk-Auditor.

#17818

Moffetts Hot Springs Co. to U. S. Nat'l Bank et al

This Mortgage made, executed and delivered this 24th day of November, A. D. 1931, by and between Moffetts Hot Springs company, a Washington corporation, Mortgagor, and United