

2. SAID PURCHASERS AGREES TO PAY ALL TAXES, ASSESSMENTS AND IMPOSITIONS LEVIED OR ASSESSED AGAINST SAID PROPERTY SUBSEQUENT TO THE DATE HEREOF, AT THE TIME THE SAME SHALL BECOME DUE AND PAYABLE; ALSO TO KEEP ALL BUILDINGS THEREON INSURED FOR A SUM EQUAL TO THE DEFERRED PAYMENTS ABOVE SPECIFIED, IN SOME INSURANCE COMPANY SATISFACTORY TO SAID VENDOR, WITH LOSS, IF ANY, PAYABLE TO SAID VENDOR OR HER ASSIGNS AS THEIR INTEREST MAY APPEAR.

3. IT IS FURTHER AGREED THAT NO EXTENSION OF TIME OF PAYMENT OR WAIVER OF DEFAULT IN THE PAYMENT OF ANY INSTALLMENT OF PRINCIPAL OR INTEREST DUE UNDER THIS CONTRACT SHALL EFFECT THE RIGHT OF SAID VENDOR TO REQUIRE PROMPT PAYMENT OF ANY SUBSEQUENT INSTALLMENT OF PRINCIPAL OR INTEREST, OR TO DECLARE A FORFEITURE FOR NON-PAYMENT THEREOF.

4. SAID PURCHASERS AGREE TO EXECUTE, ACKNOWLEDGE AND DELIVER AT ANY TIME ON DEMAND OF VENDOR A MORTGAGE FOR BALANCE UNPAID ON THIS CONTRACT, PAYABLE IN INSTALLMENTS AS HEREIN BEFORE SPECIFIED, AND TO ASSIGN INSURANCE AS SECURITY FOR PAYMENT THEREOF IN A SUM EQUAL TO THE FACE OF SUCH MORTGAGE.

5. SAID LAND SHALL BE CONVEYED BY A GOOD AND SUFFICIENT WARRANTY DEED TO SAID PURCHASERS, WHEN SAID PURCHASE PRICE SHALL BE FULLY PAID, OR UPON DEMAND OF VENDOR FOR A MORTGAGE COVERING THE UNPAID PORTION OF PURCHASE PRICE.

6. TIME IS OF THE ESSENCE OF THIS CONTRACT, AND IN CASE OF FAILURE OF THE SAID PURCHASERS TO MAKE EITHER OF THE PAYMENTS OR PERFORM ANY OF THE COVENANTS ON THEIR PART, THIS CONTRACT SHALL BE FORFEITED AND DETERMINED AT THE ELECTION OF THE SAID VENDOR; AND THE SAID PURCHASERS SHALL FORFEIT ALL PAYMENTS MADE BY THEM ON THIS CONTRACT AND ALL RIGHTS ACQUIRED HEREUNDER, AND SUCH PAYMENTS SHALL BE RETAINED BY THE SAID VENDOR AS LIQUIDATED DAMAGES, AND SHE SHALL HAVE THE RIGHT TO RE-ENTER AND TAKE POSSESSION OF SAID AND AND PREMISES AND EVERY PART THEREOF

EXECUTED IN DUPLICATE THIS 19TH DAY OF APRIL 1924.

JENNIE COOPER (SEAL)

ALFRED J. HEDGES (SEAL)

LUCY HEDGES (SEAL)

STATE OF WASHINGTON, ( )  
COUNTY OF KLICKITAT. ) ss.

THIS IS TO CERTIFY, THAT ON THIS 19TH DAY OF APRIL A.D. 1924. BEFORE ME C. H. ESTES A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY CAME JENNIE COOPER TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SHE SIGNED AND SEALED THE SAME AS HER FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED .

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

{ NOTARIAL }  
{ SEAL }

C. H. ESTES  
NOTARY PUBLIC IN AND FOR THE STATE OF  
WASHINGTON, RESIDING AT WHITE SALMON

STATE OF WASHINGTON, ( )  
COUNTY OF KLICKITAT. ) ss.

THIS IS TO CERTIFY, THAT ON THIS 19TH DAY OF APRIL, 1924, BEFORE ME, C. H. ESTES, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY CAME ALFRED J. HEDGES AND LUCY HEDGES, HIS WIFE, TO ME KNOWN