

MORTGAGE RECORD U
SKAMANIA COUNTY, WASHINGTON

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all to secure the payment of the sum of One Thousand Nine Hundred Sixty-two (\$1962.00) Dollars and the interest thereon at the rate of 8% per annum, both principal and interest payable in monthly installments of not less than Twenty (\$20.00) Dollars on or before 10th day of each month, the entire sum, nevertheless, to be due on or before ten (10) years from date, all according to the terms and conditions of a certain promissory note made, executed and delivered by the mortgagors to the mortgagee this date.

These mortgagors specifically covenant and agree (1) that it is the intent hereof to mortgage all interest or estate that the mortgagors now have or may hereafter acquire in and to said lease hold rights, said summer home and garage, together with all the appurtenances and all awnings, window shades, screens, mantels and all plumbing, lighting heating, cooling ventilating, elevating and watering apparatus, furnace and heating system, water heaters, burners, fuel storage bins and tanks and irrigation systems, and items, all built in mirrors and cupboards and cabinets, and all trees, gardens and shrubbery, and other like things and matters, and other fixtures whether now or hereafter belonging to or used in the enjoyment of the said property;

(2) that they hold full title to the said described property and that the same is free of all liens and is unencumbered; (3) that they will permit no waste or strip of the mortgaged articles, and that they will keep them in good repair, and that they will not remove any of the built-ins nor any of the mortgaged articles herein mentioned; (4) that they will pay before delinquency all taxes and assessments, rent and other government levies imposed upon said premises and articles; (5) that they will keep all the same properly insured against loss or damage by fire in companies satisfactory to the mortgagee and for his protection, all insurance policies to be suitable endorsed and delivered to the mortgagee, together with receipt showing payment of all premiums due therefor, and in no event will less insurance be carried than the amount due the mortgagee hereunder; (6) that they will not transfer title to said property without first obtaining the consent of the mortgagee; (7) that they will keep this a first, prior and valid lien upon all described property and they will not assign any rents, issues or profits from the same, which shall be subject to the lien of this mortgage.

In the event any provision either in this mortgage or the note hereby secured is not fully carried out then at the option of the holder of this mortgage and note the entire sum due hereunder shall be fully due and this document shall be subject to foreclosure, and the waiver to so act at any time shall not work an estoppel. In the event of any foreclosure there shall be added to the taxable costs a reasonable attorney's fee and all sums necessarily expended in tracing title to said property. That they will always keep their lease hold rights in said tract in good standing until this mortgage is fully paid. Dated this 10th day of February, 1937.

A. K. Andrews (Seal)

Anna Andrews (Seal)

STATE OF WASHINGTON }
County of Clark } ss.

On this day personally appeared before me, A. K. Andrews and Anna Andrews, husband and wife, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 10th day of February, 1937.

(Notarial seal affixed)

Lloyd F. LaLonde
Notary Public for Washington
residing at Vancouver, therein.