

#30657

Sam Samson et ux to National Bank of Commerce.

THIS MORTGAGE, made this 1st day of August, 1941, by and between Sam Samson and Flora Samson, husband and wife of Stevenson, County of Skamania, State of Washington, hereinafter called "mortgagor", and THE NATIONAL BANK OF COMMERCE OF SEATTLE, a national banking association, hereinafter called "mortgagee", WITNESSETH:

The mortgagors hereby mortgage to the mortgagee, its successors and assigns, the following described real property, situated in the County of Skamania, State of Washington, to-wit:

Beginning at a point on the Northerly line of the Southeast Quarter of the Southeast Quarter of Section 26, Township 2 North, Range 6 East of the Willamette Meridian, marking its intersection with the Westerly line of the road formerly known as State Highway No. 8 as the same existed at and prior to the date Grantor acquired title to the property hereinafter described, to-wit, July 5, 1927; thence in a Northerly direction along the Westerly side of said Highway to intersection with the Easterly side of the present State Highway No. 8; thence Southerly along the Easterly side of present State Highway No. 8 to the North line of the Southeast Quarter of the Southeast Quarter of said Section 26; thence East to the place of beginning.

TOGETHER with all right and interest therein, now owned or hereafter acquired, and all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, including, but not limited to, all heating, plumbing, lighting and ventilating apparatus, appliances or fixtures in or about any building now located on said premises or hereafter placed thereon, together with any and all renewals, betterments, additions or substitutions thereto, all of which said apparatus, appliances or fixtures are deemed by and between the parties hereto to constitute a part of the realty.

This mortgage is given and intended as security for the payment of the principal sum of Fifteen hundred & no/100 Dollars (\$1500.), together with interest thereon in accordance with the terms of a certain promissory note of even date herewith, executed and delivered by the mortgagor in favor of the mortgagee, or its order, and any renewals or extensions thereof, principal payable monthly interest payable monthly

The mortgagors covenant and agree with the mortgagee that they will:

- (1) Forever warrant the title to all of the said premises to be free and clear of all liens and encumbrances other than this mortgage, and will execute and deliver any further necessary assurances of title thereto;
- (2) Promptly pay the principal and interest of said indebtedness in accordance with the terms of said promissory note or any renewals or extensions thereof;
- (3) Pay and discharge, as the same become due and payable, and prior to delinquency, all taxes, assessments, water rates or other charges of whatever kind and character, whether similar or dissimilar to those hereinabove specified, which are now or may hereafter be levied or assessed against or become liens upon the above described premises or any part thereof, or upon this mortgage or the money or debt secured hereby, until all of the said indebtedness secured by these presents is fully paid and satisfied;
- (4) Maintain, preserve and keep all of the property mortgaged hereunder in good order and repair and will not commit waste; and
- (5) Keep the mortgaged property continually insured against loss or damage by fire to the full insurable value thereof in a reliable insurance company or companies satisfactory to the mortgagee, and cause all of said policies to be endorsed and assigned to and deposited with the mortgagee; pay all premiums thereon as the same become due and payable, and cause to be attached to said policies loss payable clauses in favor of and upon forms acceptable to mortgagee and any money received by or paid to mortgagee on account of said policies may be applied by it at its option either toward the payment of the then outstanding indebtedness or toward the replacing or restoring of the mortgaged premises.

In the event of a breach of any of the aforesaid agreements or covenants, the mortgagee,

Satisfied  
BK W  
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