

MORTGAGE RECORD—V

SKAMANIA COUNTY, WASHINGTON

PIONEER, INC., TACOMA—158789

do by these presents Grant, Bargain, Sell, Convey and Warrant unto the said party of the second part, and to her heirs and assigns, the following described real and personal property, lying and being in the County of Skamania and State of Washington, and more particularly described as follows, to-wit:

Lot One (1) of Block One (1) of the original Townsite of Underwood, Washington, according to the official plat thereof on file and of record in Book "A" of Plats, at page 19, records of Skamania County, Washington; subject to easements for County and State Highways; and

All furniture, fixtures and equipment located in that certain building on the above described real property; and

That certain residence building, formerly owned by the party of the second part, and located on property leased from the Northwestern Electric Co., lying immediately East of the above described real property:

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging.

This conveyance is intended as a mortgage to secure the payment of the sum of Four Thousand Five Hundred Dollars (\$4500.00), in lawful money of the United States of America, together with interest thereon at the rate of Four percent (4%) per annum until paid, according to the terms and conditions of one certain promissory note bearing date of August 24th, 1942, made by the parties of the first part and payable at the rate of Seventy Five Dollars (\$75.00) per month, plus the interest then due thereon, commencing on the 24th day of September, 1942, to the order of Frieda Meiggs, party of the second part; 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, when the same becomes due and payable, according to the terms and conditions thereof, or in case of failure to pay taxes or assessments before delinquency, then the said party of the second part, her heirs, executors, administrators or assigns may immediately thereafter foreclose this mortgage for the whole amount due upon said principal and interest with all other sums hereby secured, in the manner provided by law.

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, her heirs, executors, administrators or assigns, shall have the right to have included in any judgment which may be recovered such sum as the court may find reasonable as attorney's fees, to be taxed as part of the costs in such suit, as well as all payments which said party of the second part, her heirs, executors, administrators or assigns may be obliged to make for her or their security by insurance or ^{on} account of any taxes, charges, incumbrances, or assessments whatsoever on the said premises or any part thereof.

The said parties of the first part agree to keep the property insured in the sum of Five Thousand Dollars, payable to the party of the second part, ^{as} her interest may appear.

In case of the foreclosure of this mortgage, the party of the second part, her 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 cost of such foreclosure suit.

In Witness Whereof, the said parties of the first part have hereunto set their hands the day and year first above written.

Frank Hunsaker (no seal)
Mary F. Hunsaker (no seal)

STATE OF WASHINGTON)
(ss.
COUNTY OF SKAMANIA)