

SKAMANIA COUNTY, WASHINGTON

premises to the mortgagees 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 of said premises.

Now, therefore, if said mortgagors shall keep and perform the covenants herein contained and shall pay said note according to its 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 note; it being agreed that a failure to perform any covenant herein, or if proceeding of any kind be taken to foreclose any lien on said premises or any part thereof, the mortgagee shall have the option to declare the whole amount unpaid on said note or on this mortgage at once due and payable, and this mortgage may be foreclosed at any time thereafter. And if the mortgagor 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 note 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 mortgagees 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 note 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 mortgagee respectively.

In case suit or action is commenced to foreclose this mortgage, the Court may upon motion of the mortgagee, 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.

Subject to a right-of-way in favor of The United States of America, recorded November 24, 1941, in book 28, page 511, Deed records of Skamania County, Washington.

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

Executed in the presence of
A. J. Demorest
Inez C. Mathisen

Henry Sessine (seal)
Blanche E. Sessine (seal)

STATE OF OREGON)
(ss
COUNTY OF MULTNOMAH)

Be it remembered, That on this 12th day of June A. D. 1943 before me, the undersigned, a Notary Public for Oregon in and for said County and State, personally appeared the within named Henry Sessine and Blanche E. Sessine, 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 seal the day and year last above written.

(Notarial seal affixed)

A. J. Demorest
Notary Public for Oregon. My commission
expires April 19, 1947.

Filed for record June 17, 1943 at 11-59 a.m. by Grantee

Mabel J. Rose
Skamania County Auditor.