

MORTGAGE RECORD—X

SKAMANIA COUNTY, WASHINGTON

PIONEER, INC., TACOMA—177183

(Notarial seal affixed)

L. C. Barton
Notary Public in and for the State of
Washington, residing at White Salmon,
in said County.

Filed for record August 15, 1947 at 9:50 a.m. by Security State Bank.

John C. Wachter
Skamania County Auditor.

#36945

Robert D. Ferguson to Farmers Home Administration

UNITED STATES DEPARTMENT OF AGRICULTURE
Farmers Home Administration

REAL ESTATE MORTGAGE FOR WASHINGTON

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS, the undersigned Robert D. Ferguson, single, of the County of Skamania, State of Washington, hereinafter called Mortgagor, has become justly indebted to the United States of America, acting by and through the Administrator of the Farmers Home Administration, pursuant to the provisions of Title I of the Bankhead-Jones Farm Tenant Act, as amended, hereinafter called Mortgagee, as evidenced by one certain promissory note dated the 6 day of August, 1947, for the principal sum of Ten Thousand Two Hundred Fifty and 00/100 Dollars (\$10,250.00), with interest at the rate of three and one-half per cent (3½%) per annum, principal and interest payable and amortized in installments as therein provided, and in accordance with the terms thereof, the first installment shall be in the amount of \$100.00 payable on the 31st day of March, 1948; the next succeeding thirty-nine installments shall be in the amount of \$480.01 each, payable annually thereafter; and the final installment shall be in the amount of any remaining principal and interest, payable from the date of said note; and

WHEREAS, Mortgagor is desirous of securing the prompt payment of said note, and the several installments of principal and interest at maturity, and any extension or renewal thereof, and any agreement supplementary thereto, and any additional indebtedness accruing to Mortgagee on account of any future advances or expenditures made as hereinafter provided, and the performance of each and every covenant and agreement of Mortgagor herein contained;

NOW, THEREFORE, in consideration of the said indebtedness and to secure the prompt payment thereof as the same matures or becomes due, and of any extension or renewal thereof or agreement supplementary thereto, and to secure the performance of each and every covenant and agreement of Mortgagor herein contained, Mortgagor does hereby and by these presents mortgage and warrant unto mortgagee the following described real estate situated in the County of Skamania, State of Washington, to-wit:

South half of the Northwest quarter of Section 8, Twp. 1 N. R. five East W. M. together with all rents and other revenues or income therefrom, all appurtenances thereunto belonging and all improvements, water and water rights and personal property now or hereafter attached to or reasonably necessary to the use of the real property herein described, all of which property is sometimes hereinafter designated as "said property";

TO HAVE AND TO HOLD said property unto Mortgagee and its assigns forever;

AND MORTGAGOR, for himself, his heirs, executors, administrators, successors and assigns, does hereby and by these presents covenant and agree:

1. To pay, before the same shall become delinquent, all taxes, assessments, levies, liabilities, obligations and encumbrances of every nature whatsoever which affect said property or the Mortgagee's rights and interests therein under this mortgage or the indebtedness hereby secured, and promptly to deliver to Mortgagee, without demand, receipts