

## MORTGAGE RECORD—X

SKAMANIA COUNTY, WASHINGTON

PIONEER, INC., TACOMA—177183

#37666

Andrew M. Carroll et ux to National Bank of Commerce

THIS MORTGAGE, Made this 17th day of March, 1948 by and between ANDREW M. CARROLL and VERNA CARROLL, husband and wife of North Bonneville, County of Skamania, State of Washington, hereinafter called "mortgagor(s)," and THE NATIONAL BANK OF COMMERCE OF SEATTLE, a national banking association, hereinafter called "mortgagee,"

WITNESSETH:

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

Commencing at a point 543 feet North 511.5 feet east of the SW corner of SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec. 26 T. 2 N. R. 6 E. W.M., running thence in an easterly direction 75 feet to the west boundary of the old State Road, thence southerly along the west boundary of said old State Road, 230 feet to a point 15 feet from the new Highway Right of Way, thence in a southwesterly direction 200 feet to a point 292 ft. southerly of the place of beginning thence in a straight line northerly 292 ft. to the point of beginning; said point being the NW corner of the tract hereby covered. Commencing at a point 493 ft. North & 311.5 ft. E of the SW corner of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec. 26, T. 2 N. R. 6 E. W.M. (which is the NW corner of the Andy Carroll tract) thence running South 7° 30" E. along the west line of said tract to the right of way of State Highway No. 8, thence southwesterly along the boundary of said State Highway a distance of 100 feet, thence North 7° 30" W. 400 feet paralleling the east line of this tract to the base line running E and W, thence E along said base line to the place of bgn. Except easement conveyed to Northwestern Electric Company and acquired by the United States of America for Bonneville transmission line.

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 Two Thousand and No/100 Dollars (\$2,000.00), 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.

This mortgage is also given and intended as security for the payment by the mortgagor(s) to the mortgagee of such additional sums of money as may hereafter be loaned or advanced by the mortgagee to or for the account of mortgagor(s), including any renewals or extensions thereof, it being provided, however, that the unpaid principal balances of all loan or advances made by the mortgagee to or for the account of mortgagor(s) which are to be secured hereby shall not at any one time exceed the aggregate sum of \$2000.00 and interest, regardless of any excess which may at any time be owing from said mortgagor(s) to the mortgagee; it being further provided that nothing herein contained shall be construed as obligating or shall obligate the mortgagee to make any such future loan or advances.

The mortgagor(s) covenant and agree with the mortgagee that mortgagor(s) 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 indebtednesses in accordance with the terms of said promissory note or notes 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 here-

Satisfied

OK Y

Pg 181