

to mortgagee the policies, and renewals thereof at least five days before expiration of the old policies.

Should the mortgagor default in any of the foregoing covenants or agreements, then the mortgagee may perform the same and may pay any part or all of principal and interest of any prior incumbrance or of insurance premiums or other charges secured hereby, and any amount so paid, with interest thereon at the highest legal rate from date of payment shall be repayable by the mortgagor on demand, and shall also be secured by this mortgage without waiver of any right or other remedy arising from breach of any of the covenants hereof. The mortgagee shall be the sole judge of the validity of any tax, assessment or lien asserted against the property, and payment thereof by the mortgagee shall establish the right to recover the amount so paid with interest.

Time is of the essence hereof, and if default be made in the payment of any of the sums hereby secured, or in the performance of any of the covenants or agreements herein contained, then in any such case the remainder of unpaid principal, with accrued interest and all other indebtedness hereby secured, shall at the election of the mortgagee become immediately due without notice, and this mortgage may be foreclosed.

In any action to foreclose this mortgage or to collect any charge growing out of the debt hereby secured, or in any suit which the mortgagee may be obliged to defend to protect the unimpaired priority of the lien hereof, the mortgagor agrees to pay a reasonable sum as attorney's fees and all costs and expenses in connection with such suit, and also the reasonable cost of searching records, which sums shall be secured hereby and included in any decree of foreclosure.

Dated at Stevenson, Washington this 25th day of May, 1948.

Milton Downham (SEAL)

Marian Downham (SEAL)

STATE OF WASHINGTON)
) ss
County of Skamania)

I, the undersigned, a notary public in and for the state of Washington, hereby certify that on this 25th day of May, 1948, personally appeared before me Milton Downham and Marian Downham, husband and wife, to me known to be the individuals described in and who executed the foregoing instrument, and acknowledged that they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal the day and year last above written.

(Notarial Seal Affixed)

Raymond C. Sly
Notary Public in and for the State
of Washington, residing at
Stevenson, therein.

Filed for record May 27, 1948 at 1-15 p.m. by Bank of Stevenson

John C. Leach
Skamania County Auditor

#37945

Security State Bank to Paul K. Bailey et ux

Release of Mortgage

KNOW ALL MEN BY THESE PRESENTS, That Security State Bank, White Salmon, Washington a corporation organized and existing under the laws of the State of Washington DOES HEREBY CERTIFY, That a certain Real Estate Mortgage, bearing date March 17, 1948 recorded March 25, 1948, on page 405, in volume X of Mortgage Records of Skamania County, State of Washington, made and executed by Paul K. Bailey and Lucy E. Bailey to Security State Bank, White Salmon, Washington, is, together with the debt and moneys secured thereby; fully paid and redeemed; and is hereby satisfied, released and discharged.