

MORTGAGE RECORD-X

90

SKAMANIA COUNTY, WASHINGTON
MORTGAGE RECORD "X"

PIONEER, INC., TACOMA-177183

#36643

Earl J. Cummins et ux to United States

UNITED STATES DEPARTMENT OF AGRICULTURE

REAL ESTATE MORTGAGE

IDAHO, OREGON, WASHINGTON

1. THIS MORTGAGE, made this 22 day of May, 1947, by Earl J. Cummins and Lulu E. Cummins, of Portland, County of Multnomah, State of Oregon, (hereinafter together called the Mortgagor), is given to the United States of America (hereinafter called the Mortgagee), in consideration of and to secure the payment of:

(a) The sum of SEVENTY THREE HUNDRED SEVENTY FIVE AND 60/100 (\$7375.60) Dollars loaned to the Mortgagor, or so much thereof as remains unpaid, with interest at the rate per annum indicated, which debt(s) is (are) evidenced by a promissory note(s) dated as indicated, executed by the Mortgagor to the Mortgagee, or to the payee indicated and now held by the Mortgagee, and payable in ~~one~~ installments, the due date of the last of which is indicated:

RELEASED

LEB 23 1955

MAY 23 1955
SKAMANIA COUNTY AUDITOR

Amount	:	Interest Rate	:	Date	:	Payee	:	Last Installment Due
\$ 7375.60	:	5%	:	July 5, 1945	:	United States	:	June 30, 1946

and any first and successive extensions or renewals, in whole or in part, of any or all of such promissory notes, or of any other obligations secured hereby, including interest thereon; and

(b) Any future or additional sum or sums not exceeding the aggregate amount of ONE HUNDRED AND NO/100 (\$100.00) Dollars, loaned to the Mortgagor by the Mortgagee within one year from the date hereof for any purpose, with interest at a rate not in excess of five per cent (5%) per annum.

2. The Mortgagor hereby grants, bargains, sells and conveys unto the Mortgagee the following described real property situated in the County of Skamania, State of Wash., to wit:

The SE $\frac{1}{4}$ and the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec 19, EXC therefrom the N 66ft of the NW $\frac{1}{4}$ of sd SE $\frac{1}{4}$, all in Twp 3N R10E of the WM
ALSO, an undivided nine-sixtieth interest in and to the following described parcel of land: Beg. at a pt on the Sec line between Sections 17 and 18, Twp 3N R10E of the WM 66 2/3 rods S of the NE corner of the SE $\frac{1}{4}$ of sd Sec 18, th running W 320 rods to the Twp line between Ranges 9 and 10 E of the WM, th S on sd Twp line, 93 1/3 rods to the SW corner of sd Sec 18, th E on the Sec line between Sec. 18 and 19, to the SE corner of sd Sec 18, th N, along the Section line between Sections 17 and 18 a distance of 93 1/3 rods to the place of beginning.

Subject to existing rights of way for electric transmission lines and public roads as same now exist over and across said property.

Subject to rights, if any, of Underwood Heights Congregational Church in one acres of land as reserved in deed recorded in Volume V of Deeds, at page 269 and 270, records of Skamania County, Washington.

EJC
L.E.C.

together with all rents thereof, buildings, improvements and appurtenances thereunto belonging, 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 the "said property";

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

3. The Mortgagor covenants and agrees that:

(a) He is lawfully seized of the said property in fee simple and will warrant and forever defend the same against the lawful claims and demands of all persons whomsoever; and that the said property is free from all encumbrances and liens whatsoever, except:

Mortgage to Federal Land Bank of Spokane
Mortgage to Land Bank Commissioner

(b) He will pay, before the same shall become delinquent, all taxes, assessments, liens, charges and encumbrances which affect the said property, this mortgage, or the indebtedness secured hereby.