

## MORTGAGE RECORD-Y

SKAMANIA COUNTY, WASHINGTON

H10, INC., TACOMA-2241

Mortgage Record - Y

On this day personally appeared before me Geo. F. Christensen to me known to be the President of BANK OF STEVENSON. the corporation that executed the foregoing instrument, and acknowledged to me that he signed the same as the free and voluntary act and deed of said corporation; and on oath stated that he was authorized to execute the same and that the seal affixed is the corporate seal of said corporation.

Given under my hand and official seal this 14 day of Nov 1950.

(Notarial seal affixed)

R. M. Wright  
Notary Public for Washington  
residing at Stevenson therein.

Filed for record November 14, 1950 at 2-10 p.m. by Bank of Stevenson.

John C. Wachtel  
Skamania County Auditor

#41775 Charles J. Jones et ux to Bank of Stevenson.

REAL ESTATE MORTGAGE

THE MORTGAGORS Charles J. Jones, a single man at the time of acquiring title, and Vera Jones, his wife, hereinafter referred to as the mortgagor, mortgages to Bank of Stevenson, a corporation, the following described real property situate in the county of Skamania, State of Washington:

All that portion of the east half (E $\frac{1}{2}$ ) of Government Lot 4, Section 29, Township 3 North, Range 8 E. W. M. lying northerly of the northerly right of way line of the S. P. & S. Railway Company and southerly of the southerly line of the North Bank Highway as now located EXCEPTING therefrom a certain portion thereof conveyed to Theo C. Moe and Tina Moe, husband and wife, by deed dated April 4, 1947, and recorded April 11, 1947, at page 339 of Book 31 of Deeds, Records of Skamania County, Washington.

together with the appurtenances, and all awnings, screens, mantels, and all plumbing, lighting, heating, cooling, ventilating, elevating and watering apparatus and fixtures now or hereafter belonging to or used in connection with the property, all of which shall be construed as a part of the realty.

To secure the performance of the covenants and agreements hereinafter contained, and the payment of SIX HUNDRED and No/100 dollars with interest from date until paid, according to the terms of one certain promissory note bearing even date herewith.

The mortgagor covenants and agrees with the mortgagee as follows: that he is lawfully seized of the property in fee simple and has good right to mortgage and convey it; that the property is free from all liens and incumbrances of every kind; that he will keep the property free from any incumbrances prior to this mortgage; that he will pay all taxes and assessments levied or imposed on the property and/or on this mortgage or the debt thereby secured, at least ten days before delinquency, and will immediately deliver proper receipts therefor to the mortgagee; that he will not permit waste of the property; that he will keep all buildings now or hereafter placed on the property in good order and repair and unceasingly insured against loss or damage by fire to the extent of the full insurable value thereof in a company acceptable to mortgagee and for the mortgagee's benefit, and will deliver 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.