

MORTGAGE RECORD-Y

481

SKAMANIA COUNTY, WASHINGTON

PIONEER, INC., TACOMA-2241

Mortgage Record Y

481

1951.

George E. Balsiger (Seal)

STATE OF WASHINGTON,)
) ss.
County of Klickitat)

On this 8th day of January, 1951, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared GEORGE E. BALSIGER to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged to me that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 8th day of January, 1951

(Notarial Seal affixed)

Edward P Reed
Notary Public in and for the State of
Washington,
residing at White Salmon, therein.

Filed for record February 13, 1951 at 8-50 a. m. by Mrs. Orville Harris

John C. Wachter
Skamania County Auditor

#42089

Wachter & Goepel to Bank of Stevenson

REAL ESTATE MORTGAGE

THE MORTGAGORS Aldon F. Wachter and Frank W. Goepel, doing business as Wachter and Goepel, and Ruth L. Wachter (wife of Aldon F. Wachter) and Louise A. Goepel (wife of Frank W. Goepel) 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:

A strip of land six and one half ($6\frac{1}{2}$) feet in width off the north side of Lot 19 and the whole of Lot 20 in Block 6 in the Town of Stevenson according to the plat of said town as the same appears on file and of record in the office of the Auditor of Skamania County, State of 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 SEVEN THOUSAND FIVE 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