June 1888 December 1888 June 1889 December 1889 and June 1890 all payable at the First National Bank, Kansas City Mo. value received, and bearing interest from maturity at the rate of ten per cent per annum until paid.

Now, if said parties of the first part, their executors, administrators or assigns, shall pay, or cause to be paid to said party of the second part, his executors, administrators or assigns, said sum of money in the above described notes mentioned, together with the interest thereon, according to the tenor and effect thereof; and shall keep the buildings erected and to be erected upon the premises above conveyed, insured against loss or damage by fire, in the sum of not less than One Thousand Dollars, by such insurance company or companies as shall be approved by said party of the second part, and in default of said insurance, the said party of the second part may effect such insurance, and the premiums paid for effecting the same, together with all expenses, costs and charges incident thereto, with interest thereon at the rate of ten per cent. per annum from the date of payment thereof by said party of the second part until repaid by the said parties of the first part, shall be a lien upon said mortgaged premises, added to the amount of said obligation, and secured by these presents, and shall be included in and made a part of any judgment upon foreclosure of this mortgage, then these presents shall be wholly discharged and void; and otherwise, shall remain in full force and effect. But if said sum or sums of money, or any part thereof, or any interest thereon, is not paid when the same is due; or if the taxes and assessments of every nature which are or may be assessed or levied against said premises, or any part thereof are not paid when the same are by law made due and payable; or if said insurance is not effected, and the policy and certificates are not assigned, as aforesaid, then, and upon failure of the said parties of the first part to perform the foregoing