however,-that-if-the-policies-of-such-insurance-contain-any-condition-orprovision_ss_to_co-insurance, the building_or_buildings_shall_be_kept_in-_ sured_for_a_sufficient_amount_to_comply_with_such_co-insurance_conditions)_ and-to-have-the-policies-of-such-insurance-made-payable-in-case-of-loss-tosaid_party_of_the_second_part_and_to_deposit_the_same_with_the_said_party_ of_the_second_part;_and_to_pay_annually_to_the_proper_officers_all_taxes___ and assessments of everykind and nature which shall be levied or assessed on said real estate, or any part thereof, together with all taxes and assessments which may be assessed or levied under MXXXXXXXXX and by virtue of any law now or hereafter existing in the State of Kansas, upon or against this mortgage or the debt hereby secured or upon the mortgage interest of WAXA party of the second part in said premises; and also to keep said land and all improvements now existing or placed thereon free from all liens of whatever nature; and to procure and deliver to the said party of the second part, at its office in the City of Milwaukee, in the State of Wisconsin, on or before the first day of May in each and every year, duplicate receipts of the proper officers for the payments of all such taxes and assessments levied or assessed on said premises or on this mortgage or the debt hereby secured or on the mortgage interest of the party of the second part in said premises, for the proceeding year; and to pay all prior liens, if any, which may be found to exist on said property, and further to pay all costs, expenses and attorney's fees which may be made or incurred by said party of the second part, its successors or assigns in or on account of any litigation or legal proceedings, (other than such . as may be commenced by said party of the second part, its successors or assigns, for the enforcement of this mortgage) which shall involve in any way the debt or moneys hereby secured, or the aforesaid described premises, or this mortgage, whether the same be instituted by a party or parties to to this instrument or by same other person or persons; and in case of the failure to keep or continue such insurance as above provided, or in case of the non-payment of any such taxes or assessments when the same shall become due and payable, or any lien claim, or in case of the failure to pay all prior liens against said property, as above provided, or in case of the failure to pay all costs ; expences and attorney's fees on account of M any-litigation-or-legal-proceedings-involving-the-debt-or-moneys-hereby secured, or the aforesaid described premises, or this mortgage, as above provided, the said party of the second part, its successors or assigns, may-effect-such-insurance,-and-may-pay-such-taxes-and-assessments,-withthe-accrued-interest, officers-fees-and-expenses-thereon, the-parties-ofthe first part hereby waiving all irregularities , defects and informalities in_such_taxes_and_assessments_and_in_the_assessments_upon_which_such_taxes are based, and may pay all lien claims and prior liens on said property.

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