	nises unceasingly insured to the	7.1 1 X C J J Y L	DOLLARS,
n insurance companies as ecured by this mortgage ouildings and to pay all in the insurance moneys or a	surance premiums when due. I nay deliver the policies to the sa	and part with policies payable to it in case a satisfactory mortgagee clauses, all the part in case of loss it is agreed that the party of aid parties of the first part for collection. oplied either on the indebtedness secured I	of loss to the amount then olicies of insurance on said f the second part may collect At the election of the said hereby or in re-building.
arty of the second part,  THIRD. That the   tanding title, lien or incu- gainst said property, and secome a lien upon the al- en per cent, in any suit f	party of the second part may ma mbrance on the premises hereby may insure said property if def ove described real estate, and be or the foreclosure of this Mortga	ke any payments necessary to remove or conveyed, and may pay any unpaid ta ault be made in the covenant to insure; a secured by this Mortgage, and may be ige. In case of foreclosure it is agreed the docether and not in parcels.	extinguish any prior or out- xes or assessments charged and any sums so paid shall recovered, with interest at the judgment rendered
FOURTH. That in said premises are pledged edness secured hereby, an	case of default of any of the cove to the party of the second part if the said party of the second party	enants or agreements herein contained, in as additional and collateral security for th art is entitled to the possession of sain	d property, by receiver or
FIFTH. That the p the Federal Income Tax, interest of the party of th this Mortgage or the debt ment of the whole or any p by the State of Kansas of the second part, or upon to of the first part as herein parerby secured, without de- vithstanding anything cor- uffer or permit all or any part thereof, or any intere-	arties of the first part hereby aggi- which may be assessed in the Stat second part, therein, and while secured thereby; without regard ant thereof, upon the party of th of a law imposing payment of th he rendering by any Court of co rovided, to pay any taxes or ass duction_shall, at the option of th tained in this Mortgage or any part of the taxes or assessments i tt therein, to be sold for taxes, a like the certificate of the none	ree to pay all taxes and assesments, genere of Kansas upon the said land, premises this mortgage is held by a non-resident of to any law heretofore enacted or hereafter e second part, and that upon violation of the whole or any portion of any of the taxes mpetent jurisdiction of a decision that the activity of the taxes of the party of the second part, become immedial was hereafter enacted. The parties of the to become or remain delinquent, nor to pen affurther agree to furnish annually to the rauthority, showing full payment of all s	If the State of Kansas upon to be enacted, imposing payis undertaking or the passage a foresaid upon the party of e undertaking by the parties in any such event, the debt ately due and collectible, notifiest part further agree not to mit the said property or any e party of the second part, on uch taxes and assessments.
SIXTH. That the pa		ill the covenants and agreements of the pocknownstratures successors and assigns, and	arties of the arst part herein
SEVENTH. As addi- mortgagee, its successors a mineral leases on said pren- ever, that said party of the such rights and benefits no may such leases shall accou- nereof to account for and te- criously depreciate the va- secome due and collectible	tional and collateral security for dd assigns, all the rights and be itses, this assignment to termina second part, its successors and r be accountable therefore excep at for such rights or benefits to to pay over the same to such leg ue of said land for general farmi	the payment of the said note the mortga nefits accruing to the parties of the first te and become void upon release of this assigns, shall be chargeable with no respo t as to sums actually collected by it or th the party of the first part or his assigns ut al holder. Should operation under any ing purposes, all notes secured by this r	mortgage. Provided, how- onsibility with reference to em, and that the lessees in ntil notified by legal holder y oil, gas or mineral lease
Service and the service and the	at the option of the holder of the	his mortgage.	
EIGHTH. That if su tescribed, whether for prin te not paid when due, or i the lotte and the whole of eccord part, and no failure ceured shall be deemed a vereunder; and in case of d say to the said second par the date of default to the te NINTH. The terms, sorties hereto, their butter; the plural and words in the In Witness Where	ch payments be made as are her cipal or interest, or any part of default be made in any covena- aid principal note shall imm of the party of the second part- vaiver of right to exercise such or efault of payment of any sum he ty, interest at the rate of ten per ime when said principal and int conditions and provisions hereo prival shall include the singula of, The said parties of the first	rein specified, this conveyance shall be vot the indebtedness secured by this Mortgag nt or agreement herein contained, then the dediately become due and payable at the or to exercise any option to declare the ma- option at any other time as to any past, erein covenanted to be paid when due, the rent. per annum, computed annually on crest shall be fully paid. f, whether so expressed or not, shall appl, ssors and assigns, and words used in the s r. part have hereunto subscribed their nan	id; but if any note herein e or any interest thereon, is conveyance shall become pition of the party of the turity of the debt hereby present or future default e said first parties agree to said principal note, from y to and bind the respective ingular number shall include these and affixed their seals,
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