

came from any sale for taxes, or to protect their title thereto in any manner whatever: or in case of any suit or proceeding at law or in equity wherein said party of the second part, his successors in trust, shall be made a party by reason of trusteeship under this deed, they shall be allowed and paid by said party of the first part, all such advancements, with twelve per cent. interest thereon from the date of advancement, and their reasonable costs, charges, attorneys and solicitors fees in such suit or proceeding: and until so paid such advancement, costs, charges and fees shall be a lien upon said premises, and be paid out of the proceeds of the sale thereof, and payment of the same may be enforced by foreclosure of this deed, in the same manner as hereinbefore provided for advancements made by the party of the third part.

And, The said party of the first part hereby agree to immediately procure and to maintain without lapse policies of insurance on the buildings on said premise in the sum of Four Hundred dollars in such companies as the said party of the second part, or his successors in trust shall elect, such policies to be made payable in case of loss, to said party of the second part, or his successors in trust, and to be delivered to, and maintained in their hands without lapse and held by them as collateral and additional security for the payment of any or all of the above mentioned sums. Should said party of the first part fail to so procure and maintain in their hands, without lapse, such policies as above agreed, then said party of the second part, or his successors in trust, or the legal owner of the note secured hereby, may procure and maintain the same, and all charges therefor and costs thereof shall be a lien upon said premises and collected as above provided.

And, In case of the death, inability or refusal to act of the said party of the second part, or any of his successors in trust, then and in that case, any attorney of record, residing within the State of Kansas whom the said party of the third part, or the legal holder of said note, may, in writing appoint, shall be, and he is hereby made successor in trust to the trustees hereinbefore named with like powers and