

And the said mortgagors do hereby covenant, promise and agree that they will pay the said interest as the same becomes due, according to the terms of said instrument, and will pay off and discharge, or cause to be paid off and discharged, each and every tax assessment or other liability or charge of whatsoever kind or description which may from time to time be lawfully levied, imposed, or assessed upon said instrument of writing, or this Mortgage, or the premises herein described, or any part thereof, the lien whereof might or could be held to be superior to the lien of this Mortgage, so that the priority of this Mortgage shall at all times be duly maintained and preserved; and also, that all buildings on said premises shall be kept insured in some reliable insurance company to be named by the mortgagee, in sum of at least \$2000.00, loss, if any, to be payable to the mortgagee above named as his interest may appear, and in case such insurance is not maintained, the whole sum of principal and interest due on said \$2050.00 note and mortgage shall become immediately due and collectible at the option of the holder of said note and mortgage.

Now, if the said taxes, insurance and other assessments and charges and the sums of money due upon said instrument shall be paid according to the agreements herein expressed, this conveyance shall be void; but in case default shall be made in the payment of principal, interest, taxes, insurance or the other liens as above provided, then the said Jack Greenwell

and his legal representatives may sell the premises above described, with all and every appurtenances or any part thereof, in the manner prescribed by law, and out of the money arising from such sale retain the said principal and interest together with the costs and charges of making such sale, together with reasonable attorney's fees adjudged by the Court, and the amount of any taxes or other liens paid; or insurance together with interest from the date of payment at the same rate as that of the instrument, which this Mortgage is given to secure, and the overplus, if any there be, pay over to the said M.D. Haskins and Olive P. Haskins, their respective heirs and assigns.

WITNESS our hand and seal this 7th day of February, 1953.
Signed, sealed, and delivered in the presence of:

Wm. E. Glover

M. D. Haskins (SEAL)

Olive P. Haskins (SEAL)

STATE OF OREGON

County of Marion

ss.

On the 7th day of February, 1953, personally came before me, a Notary Public in and for said County and State, the within named M.D. Haskins and Olive P. Haskins, his wife, to me personally known to be the identical persons described in and who executed the within instrument, and who each personally acknowledged to me that they executed the same freely and voluntarily for the uses and purposes therein named and without fear or compulsion from any one.

WITNESS my hand and seal this 7th day of February, 1953.

My commission expires September 25, 1954.

Wm. E. Glover
Notary Public for Oregon