due and collectible, and may proceed to foreclose this mortgage as hereinafter provided.

Fifth. The said first parties agree that if the makers of said note shall fail to pay any of said money, either principal or interest, within five days after the same becomes due, or to conform to or comply with any of the foregoing covenants, the whole sum of money herein secured may, at the option of the second party or any holder of said note, and at the option of the holder only, without notice to said first parties or any other party, be declared due and payable, and this mortgage may thereupon be foreclosed immediately for the whole of said money, interest and costs, together with statutory damages in case of protest, and that upon the commencement of an action for the foreclosure of this mortgage an attorney's fee of Fifty Dollars shall become due and payable and shall be by the Court taxed, and this mortgage shall stand as security therefor, and the same shall be included in the decree of foreclosure, and shall be paid out of the proceeds of the foreclosure sale together with other money, interest and costs, or shall be included in any deficiency judgment that may be entered. For value received, the said parties of the first part do hereby expressly waive an an appraisement of said Real Estate, should the same be sold under execution, order of Sale, or other final process, and do further waive all benefits of the stay, redemption, valuation or appraisement laws of the State of Washington. The foregoing covenants being performed, this conveyance shall be void