

charges and such useful additions alterations or repairs to the mortgaged property or any of it, as the trustee may think proper to be made, and next to then pay ~~ent~~ ^{pro} rata of the principal and interest due and in default on said bonds. In case all of said payments shall have been begun, the trustee after making such provisions as to it may seem advisable for the payment of the next installment of the principal and interest to fall due shall restore to the party of the first part its successors or assigns the possession of the property hereby mortgaged. This power of entry may be exercised as often as occasion therefor shall arise pending this trust and the trustee may as long as any principal or interest remains in default continue to exercise the power herein granted for such period or periods of time as it may deem expedient unless and until the holders of a majority in amount of the bonds secured hereby, then outstanding shall otherwise in writing request.

(c) The trustee may proceed by legal process to enforce payment of the said bonds and to foreclose this mortgage and to sell the lands, premises plants appurtenances hereby conveyed under the judgment or decree of a court or courts of competent jurisdiction.

In case of default continuing for the periods above mentioned if the trustee is requested by the holder of a majority of the outstanding bonds secured hereby to take action in any one or more of the methods above specified and if the trustee is indemnified to its satisfaction for its expenses and liabilities it shall take such action except as to the taking of possession which shall always be in its discretion. In case of default continuing for the respective periods above mentioned and in case the trustee shall bring any action within a period of thirty days after the completion of either of such default periods, the holder of ten (10) per cent or more in amount of the outstanding bonds secured hereby may request the trustee in writing to exercise any one or more of the above specified rights and if the trustee shall fail to take any action towards the exercise of such rights for a period of thirty days after receiving such request, or shall at any time thereafter abandon the exercise of such rights then the holder of ten per cent in amount of the outstanding bonds secured hereby may themselves proceed by legal process to enforce the payment of said bonds and to foreclose this mortgage or deed of trust and to cause the sale of the lands premises plant property and appurtenances hereby secured under the judgment of a court or courts of competent jurisdiction. In case the company shall make default in any of the requests mentioned in this article and at any time during the continuance of such default there shall be any existing judgment against the company unsatisfied and unsecured by bond or appeal, or in case in any judicial proceedings commenced by the party or parties other than the trustee herein, received of the company or of any of its property hereby conveyed, shall appoint or a judgment or order entered for the sequestration of its property hereby mortgaged or any part thereof, the trustee shall be entitled forthwith to exercise the right of entry therein before conferred and may declare the principal of all bonds hereby secured and then outstanding due and payable and may institute foreclosure proceedings or take other legal action to collect the amount of said bonds and coupons with interest or to obtain possession of said property or may exercise any one or more of such rights or remedies without waiting the default period herein above mentioned and also any and all other rights and powers in this instrument conferred and provided to be exercised by the trustee upon the occurrence and continuance of default as hereinabove provided; and as a matter of right the trustee shall forthwith be entitled to the appointment of a receiver for the property hereby mortgaged and of the earnings income issues and profits thereof with such powers as the court making such appointment shall confer.

Article X In case of any legal proceedings brought in accordance with the provisions of the preceding article the plaintiff or plaintiffs complainant or complainants in such proceedings shall be entitled to have the land and property hereby granted and conveyed or intended to be sold at judicial sale under the order of the court or courts of competent jurisdiction for