

PAYMENT DATE THE TRUSTEE SHALL PAY OR CAUSE TO BE PAID OUT OF THE FUNDS SO DEPOSITED, SUCH PRINCIPAL INTEREST AND PREMIUM TO THE HOLDERS OF SAID BONDS, UPON THE SURRENDER THEREOF, TOGETHER WITH ALL UNMATURED COUPONS AND AFTER SUCH CALL, ALL COUPONS ATTACHED TO SAID BONDS SO CALLED SHALL BE VOID AND INTEREST ON SAID BONDS SHALL CEASE.

(4) IN CASE ANY BONDS OR COUPONS SECURED HEREBY SHALL BE LOST, MUTILATED OR DESTROYED THE MORTGAGOR WILL, IF THE TRUSTEE MAKE DEMAND THEREFOR, ISSUE A NEW BOND OR COUPON IN LIEU OF THE SAME UPON BEING SUPPLIED WITH PROOF OF LOSS OR DESTRUCTION AND PROPER INDEMNITY BOND.

(5) THAT THE TRUSTEE OR ITS AGENTS AT ALL TIMES SHALL HAVE FREE AND UNIMPEDED ACCESS TO ALL OF SAID MORTGAGED PREMISES AND THE BOOKS AND ACCOUNTS OF THE SAID MORTGAGOR.

(6) THAT THE MORTGAGOR WILL PAY OR CAUSE TO BE PAID ALL TAXES OR OTHER CHARGES ON SAID PREMISES BEFORE THE SAME BECOME DELINQUENT AND ALL TAXES OR GOVERNMENTAL CHARGES WHICH THE WAUNA TOLL BRIDGE COMPANY OR THE TRUSTEE MAY BE REQUIRED TO PAY OR TO DEDUCT OR RETAIN FROM THE INTEREST PAYABLE ON SAID BONDS UNDER AND BY VIRTUE OF ANY PRESENT OR FUTURE LAWS OF ANY JURISDICTION WHATSOEVER, EXCEPT ESTATE OR INHERITANCE TAXES OR INCOME TAXES ON THE INTEREST EVIDENCED BY COUPONS ATTACHED TO THE BONDS ISSUED HEREUNDER AND THE WAUNA TOLL BRIDGE COMPANY EXPRESSLY AGREES TO PAY THE NORMAL FEDERAL INCOME TAX UPON SAID INTEREST NOT EXCEEDING TWO (2) PER CENTUM WHICH MAY BECOME PAYABLE TO THE UNITED STATES UNDER SUCH INCOME TAX LAWS, AT THE TIME OF THE PAYMENT OF THE SEVERAL COUPONS ATTACHED TO SAID BONDS UPON DEMAND THEREFORE BY THE HOLDER OF SUCH BONDS AND PROOF TO THE SATISFACTION OF THE TRUSTEE THAT SUCH HOLDER IS REQUIRED TO PAY SUCH INCOME TAX ON THE INTEREST PAID THEREON.

(7) THAT IF DEFAULT SHALL BE MADE BY THE MORTGAGOR IN THE PAYMENT OF TAXES OR OTHER PUBLIC CHARGES BEFORE THE SAME BECOME DELINQUENT OR IF THE MORTGAGOR SHALL FAIL TO KEEP SAID PROPERTY FREE FROM STATUTORY LIENS OR TO KEEP THE SAME INSURED AGAINST LOSS BY FIRE AS HEREIN AGREED OR SHALL DO OR SUFFER TO BE DONE IN OR UPON THE SAID PREMISES ANYTHING WHICH MAY TEND TO WEAKEN OR IMPAIR THE SECURITY HEREBY CREATED, THEN AND IN THAT EVENT THE TRUSTEE MAY PAY SUCH TAXES, ASSESSMENTS OR OTHER PUBLIC CHARGES, REMOVE SUCH STATUTORY LIENS, REMOVE OR REPAIR THAT WHICH TENDS TO WEAKEN SAID SECURITY AND ALL SUCH SUMS EXPENDED BY THE TRUSTEE UNDER THE PROVISIONS HEREOF, TOGETHER WITH INTEREST AT THE RATE OF 8% PER ANNUM FROM THE DATE OF SUCH EXPENDITURE TO THE DATE OF SUCH PAYMENT SHALL BECOME A PART OF THE INDEBTEDNESS SECURED HEREBY AND THE MORTGAGOR HEREBY AGREES TO REPAY THE SAME UPON DEMAND.

(8) THAT IN CASE DEFAULT SHALL BE MADE IN PAYMENT OF THE PRINCIPAL OF ANY BOND OR OF THE INTEREST COUPONS THERETO ATTACHED, AS THE SAME SHALL BECOME DUE IN CASE DEFAULT SHALL BE MADE IN THE PERFORMANCE OR OBSERVATION OF ANY OTHER COVENANT, PROMISE, OBLIGATION OR CONDITION OF THIS MORTGAGE AND DEED OF TRUST, REQUIRED TO BE KEPT AND PERFORMED BY THE MORTGAGOR; THE TRUSTEE MAY IN ITS DISCRETION AND WITHOUT NOTICE OR UPON WRITTEN REQUEST OF A MAJORITY IN AMOUNT OF THE OUTSTANDING BONDS SECURED HEREBY SHALL DECLARE THE PRINCIPAL OF ALL OUTSTANDING BONDS TO BE AND THE SAME SHALL THEREUPON BECOME IMMEDIATELY DUE AND PAYABLE AND THIS MORTGAGE AND THE TRUST DEED MAY BE FORECLOSED, IT BEING EXPRESSLY UNDERSTOOD AND AGREED THAT TIME IS OF THE ESSENCE OF THIS CONTRACT. NO DELAY OR OMISSION OF THE TRUSTEE OR OF