

and naming or that may hereafter become due and owing from any and all persons or partnership or corporations that may now or hereafter hold or occupy any portion of said above described premises or any of the Tenements erections or improvements thereon, as tenants or occupiers thereof and to execute all proper receipts and acquittances for the rents so collected; such power and authority to be irrevocable by the said first party and to continue until said note and all interest thereon shall be fully paid but in no event to continue longer than four (4) years from the date of this instrument, but it is expressly agreed by and between the parties hereto that said second party shall apply the rents and money so collected in the following manner to wit:-

First, so much thereof as may be necessary shall be expended in procuring and maintaining on the buildings on said premises insurance against loss or damage by fire or tornado in an amount not exceeding Six Thousand Dollars (\$6000.00) such loss if any to be payable to the said second party, as his interest may appear.

Second; so much thereof as may be necessary shall be expended in the payment of all City, County and State taxes and all assessments for local improvements now or hereafter imposed by law upon said premises and upon the above described note or this mortgage securing the same.

Third; the sum of One Hundred Dollars \$100.00 per month shall be paid out of the rents so collected to the said first party her