

71

1 deposit the receipts therefor with the Escrow Agent, who shall collect said  
2 amount from the purchaser, in addition to the purchase price and interest, be-  
3 fore delivering said Abstract of Title, Warranty Deed, and Bill of Sale to the  
4 purchaser.

5       14. It is further agreed that in the event the purchaser is in default  
6 in insuring the improvements on said real and personal property against fire as  
7 provided in paragraph six of this agreement, the sellers may insure said im-  
8 provements, pay said premium, and deposit their receipts therefor with the  
9 Escrow Agent, who shall collect said amount from the purchaser, in addition to  
10 all other moneys due under the terms of said contract, before delivering said  
11 Abstract of Title, Warranty Deed, and Bill of Sale to the purchaser.

12       15. It is mutually agreed that in the event the purchaser defaults  
13 in the terms of this contract and the sellers elect to take possession of said  
14 real and personal property under sub-section (a) or (b) of paragraph eleven,  
15 the purchaser shall pay all costs of foreclosure including a reasonable attor-  
16 ney fee.

17       16. It is further agreed that upon final payment to the Escrow Agent  
18 of all sums due under the terms of this agreement, the Escrow Agent shall de-  
19 liver said Abstract of Title, Warranty Deed, and Bill of Sale to the purchaser.

20       This agreement signed, executed, and delivered in triplicate, the re-  
21 ceipt of a copy being hereby acknowledged by each of the parties hereto, the  
22 day and year first above written.

23       In the presence of:

25       James D. Nelson  
26       Witness to Sellers' Signatures

James D. Nelson also known  
as John D. Nelson

27       And Mall Smith Middleton also known  
28       as Mallie Middleton  
29       Sellers

30       The Desert Oil Company  
31       By Dunn W. West Partner

32       Albert E. Nelson       And P. R. West Partner  
33       Witness to Purchasers' Signatures       Purchaser

ALBERT E. NELSON  
ATTORNEY AND  
COUNSELOR AT LAW  
ROCK SPRINGS, WYO.