

Mortgagor to assign any policy in the event of the foreclosure of this mortgage or other extinguishment of the indebtedness secured hereby, and Mortgagor shall have no right to reimbursement for premiums unearned at the time of any such assignment.

3. Not to commit or suffer any strip or waste of the mortgaged property or any violation of any law, regulation or ordinance affecting the mortgaged property, and not to commit or suffer any demolition, removal or material alterations of any of the buildings or improvements, (including fixtures) on the mortgaged premises without the written consent of the Mortgagee, and not to violate nor suffer the violation of the covenants and agreements, if any, of record against the mortgaged premises.

4. To pay as and when the same shall become due and before same shall become delinquent or any penalty attached thereto for nonpayment, all taxes, assessments and charges of every nature and to whomsoever assessed that may now or hereafter be levied or assessed upon the mortgaged premises or any part thereof, upon the rents, issues, income or profits thereof, upon the lien or estate hereby created, whether any or all of said taxes, assessments or charges be levied directly or indirectly or as excise taxes or as income taxes, and to submit to the Mortgagee such evidence of the due and punctual payment of such taxes, etc. as the Mortgagee may require.

5. That if the Mortgagor shall neglect or refuse to keep in good repair the property referred to in paragraph (2), to replace the same as therein agreed, to maintain and pay the premiums for insurance which may be required under paragraph (2) or to pay and discharge all taxes of whatsoever nature, assessments