

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said Charles M. Pace,
his

Heirs and Assigns forever

And I do hereby bind myself and my Administrators to warrant and forever defend all and singular the said premises unto the said

Charles M. Pace, his

Heirs and Assigns, from and against me and my Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And the said Charles B. Pace agrees to insure the house and buildings on said lot in the sum of not less than to cover house in terms of the first mortgage of dollars, and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said first mortgagee

and that in the event the mortgagor shall at any time fail to do so, then the said Charles M. Pace

may cause the same to be insured in his name and reimburse himself for the premium and expense of such insurance under this mortgage.

And the said Charles B. Pace agrees to pay the said debt or sum of money, with interest thereon, according to the true intent and meaning of the said purchase money advancement, together with all cost and expenses which the said Charles M. Pace shall incur or be put to, including a reasonable attorney's fee, chargeable to the above described mortgaged premises, for collecting the same by demand of attorney or by legal proceedings.