

## ITEM D

Until used and applied in accordance with the provisions hereof, all moneys and proceeds from the Plant to the extent of the Corporation's interest in such moneys and proceeds, including, without limiting the generality of the foregoing, proceeds of insurance, condemnation awards, and receipts from the sale of all or part of the Plant;

## ITEM E

Subject to Permitted Encumbrances as hereinafter defined, all rights, privileges, licenses, permits, immunities and easements of the Corporation of every kind and nature appurtenant to the properties and estates described in the foregoing Items A - D or appurtenant to any property covered by an instrument at any time hereafter conveying, mortgaging, pledging or assigning any property of any kind to the Issuer, or its successors or assigns to be included as part of the Mortgaged Property; and also all and singular the tenements, hereditaments or appurtenances belonging to said properties or any part thereof or in any wise appertaining thereto and the reversions, remainders, rents, issues and profits thereof (including the rents, income and profits during any period allowed by law for the redemption of the Mortgaged Property after any foreclosure or other sale); and all the estate, right, title and claim whatsoever, at law as well as in equity, which the Corporation now has or may hereafter acquire in and to the property and estates described in the foregoing Items A - D or any part thereof, whether now owned or hereafter acquired; and

## ITEM F

All other property which, by the express provisions of this Agreement, is required to be subjected to the lien hereof by the Corporation or by anyone in its behalf, and the Issuer or its assigns is hereby authorized to receive the same at any time as additional security hereunder;

TO HAVE AND TO HOLD, all and singular, the Mortgaged Property, unto the Issuer and its successors and assigns forever, and conditioned, however, that if the Corporation shall well and truly pay or cause to be paid fully when due all indebtedness, liabilities, obligations and sums at any time secured hereby, including interest and attorney's fees, and shall faithfully and strictly keep, perform and observe all of its covenants, warranties and agreements contained herein, then and in such event this Agreement shall cease, determine and be void and of no further force and effect, otherwise the same shall remain in