

purchase price for said property and is a purchase money mortgage.

This is a second mortgage over the above described property, being second and junior to a first mortgage over same executed by me this date over said property to Annie L. Cannon for \$3300.00 to be recorded in said R. M. C. office.

It is understood and agreed that the failure of the mortgagor to pay any installment of taxes, public assessments or insurance premiums, when due, shall constitute a default, and that the mortgagor may, at her option, foreclose this mortgage or pay said items and add the same so paid to the principal amount of the debt and they shall bear interest at the same rate.

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 Annie L. Cannon, her Heirs and Assigns forever. And I do hereby bind myself, my

Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Annie L. Cannon, her

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

And the said mortgagor agree to insure comprehensive, fire and extended coverage, the house and buildings on said lot in a sum not less than Three Thousand (\$3,000.00) - - - - - Dollars in a company or companies satisfactory to the mortgagee, and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in mortgagor's name and reimburse herself for the premium and expense of such insurance under this mortgage, with interest.