

4. The Developer's right, title, and interest in and to any and all contracts now or hereafter relating to the Premises executed by any architects, engineers, or contractors, including all amendments, supplements, and revisions thereof, together with all Developer's rights and remedies thereunder and the benefit of all covenants and warranties thereon, and also together with all drawings, designs, estimates, layouts, surveys, plats, plans, specifications and test results prepared by any architect, engineer, or contractor, including any amendments, supplements, and revisions thereof and the right to use and enjoy the same, as well as all building permits, environmental permits, approvals and licenses, other governmental or administrative permits, licenses, agreements and rights relating to construction on the Premises.

5. The Developer's right, title, and interest in and to any and all contracts now or hereafter relating to the operation or leasing of the Premises or any improvements, fixtures or personal property now or hereafter constructed or located thereon, or the conduct of business thereon, including without limitation all management and other service contracts, the books and records, and the right to appropriate and use any and all trade names (other than the name "Oxford") used or to be used in connection with such business.

6. The Developer's right, title, and interest in the rents, issues, deposits (including security deposits and utility deposits), and profits in connection with all leases, contracts, and other agreements made or agreed to by any person or entity (including without limitation the Developer and the Secured Parties under the powers granted by this Security Agreement made between the Developer and the Secured Parties and the other Loan Documents) with any person or entity pertaining to all or any part of the Premises or any improvements, fixtures or personal property now or hereafter constructed or located thereon, whether such agreements have been heretofore or are hereafter made.

7. The Developer's right, title, and interest in all sale contracts, earnest money deposits, proceeds of sale contracts, accounts receivable, and general intangibles relating to the Premises or any improvements, fixtures or personal property now or hereafter constructed or located thereon.

8. The Developer's right, title, and interest in all rights in and proceeds from all fire and hazard, loss of income, and other non-liability insurance policies now or hereafter covering improvements, fixtures or personal property now or hereafter located on the Premises or described in the Mortgage or in this Security Agreement, the use or occupancy thereof, or the business conducted thereon which Collateral shall be administered in accordance with the provisions of the Mortgage.

9. The Developer's right, title, and interest in all awards or payments, including interest thereon, that may be made with respect to the Premises or any improvements, fixtures or personal property now or hereafter constructed or located thereon, whether from the right of the exercise of eminent domain (including any transfer made in lieu of the exercise of said rights) or for any other injury to or decrease in volume of the Premises or any improvements, fixtures or personal property now or hereafter constructed or located thereon which Collateral shall be administered in accordance with the provisions of the Mortgage.

10. All proceeds from the sale, transfer, or pledge of any or all of the foregoing property.

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