الإيلاء والمعاورة للجنور ومنوع

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- (1) That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the convenants herein. This mortgage shall also secure the Mortgagee for any further band, advances, readvances or credits that may be made hereafter to the Mortgagee by the Mortgagee so long as the total individues thus so and does not exceed the original amount shown on the face hereof. All sums so alway ed shall bear interest at the same rate as the mortgage do by and shall be payable on demand of the Mortgagee unless otherwise provided in writing.
- (2) That it will keep the request of the new existing or hereafter erected on the mortgaged property a soled as may be required from time to time by the Mortgagee against loss by five and any other hazards specified by Mortgagee, in a concentrate loss than the mortgage debt, or mosch arounds as may be required by the Mortgagee, and in companies a ceptable to it and that all such policies and tenewals thereof shall be held by the Mortgagee, and have given. I thereto loss payable clauses in favor of and in form constitute to the Mortgagee, and that it will pay all premisms therefor when does not that it does hereby assign to the Mortgage to the property of the plance owing on hereby authorize each usurus a company of could to make payment for a loss directly to the Mortgagee, to the extent of the balance owing on the Mortzage debt, whether due or not
- (3) That it will keep all largue case its the execting or hereafter ere ted in good repair and, in the case of a construction bean, that it will continue to struction until completion without in turnphous, and should it fail to do so, the Mortgazee may, at its option enter upon said premises, make whotever repairs are necessary including the completion of any construction work underway, and charge the expenses for such repairs or the completion of such construction to the meetings debt
- (4) That it will pay when doe, all times public issessments, and other covernmental or minimipal charges fines or other impositions against the mortgaged premiers. That it will comply with all covernmental and municipal laws and regulations affecting the mortgaged premises.
- (5) That it hereby assizes all rects issues and profits of the mortzaged premises from and after any default hereinder and agrees that, should legal proceedings be a stituted pursuant to this instrument, any judge having jurisdiction may, at Chambers or otherwise, appoint a receiver of the mortgaged premises with full authority to take possession of the mortgaged premises and collect the rents, is use and profits including a reasonable retrail to be fived by the Court in the event said premises are o capied by the mortgager and after deducting all charges and expenses attending such proceeding and the execution of its trust as receiver, shall apply the resplace of the rects issues and profits toward the payment of the debt secured hereby.
- (6) That if there is a default in may of the terms conditions, or covernants of this mortgage, or of the note secured hereby, then, at the option of the Mortgagere all and their events by the Mortgager to the Mortgagee shall become immediately due and payable, and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage, or should the Mortgagee become a party of any suit involving this Mortgage or the title to the premises described herein, or should the debt secured hereby or any part thereof be placed in the hands of any attorney at law for collection by suit or otherwise all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall there opin become due and payable immediately or on demand, at the opinion of the Mortgagere, as a part of the delit secured hereby, and may be recovered and cells to here order.
- (7) That the Mortgagor shall hold and enjoy the premises above conveyed with there is a default on by this mortgage or in the note secured hereby. It is the true reading of this instrument that if the Mortgagor shall fully perform all the terms conditions, and deverants of the mortgage, and of the note so used hereby, that then this mortgage shall be utterly null and void, otherwise to remain in full force and virtue.
- (8) That the covenants herein contained shall bind and the benefits and advantages shall more to the respective heirs, executors, administrators, species and sold solds of the parties hereto. Whenever used the singular shall include the plural, the plural the singular, and the use of any gender shall be apply able to all genders

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