

Assignors might reasonably so act. In furtherance thereof and not by way of limitation, Assignee is empowered to collect the rents, income and profits under said lease; to enforce payment thereof and the performance of any and all other terms and provisions of said lease; to exercise all the rights and privileges of Assignors thereunder, including the right to affix or modify rents; to demand and sue for possession of the premises covered by said lease; and to relet the premises or any part thereof and to collect the rents, income and profits under such new lease or leases. Assignee shall apply the net amount of income after payment of all proper costs and charges, including loss or damage referred to hereinafter in paragraph 4, to the sums due to said Assignee under said note. Such entry and taking of possession of the leased premises, or any part thereof, may be made by actual entry and possession, or by written notice served personally upon or sent by registered mail to the last owner of the mortgaged premises appearing on the records of Assignee as the Assignee may elect and no further authorization shall be required. Assignee shall be accountable only for money actually received pursuant to this agreement.

2. Upon payment in full of the entire indebtedness secured hereby, as evidenced by a recorded satisfaction or release of the security instrument, this assignment shall be void and of no effect.

3. Assignors irrevocably consent that the tenants under said lease, upon demand notice from Assignee of Assignors' default under said note or under said mortgage, shall pay said rents, income and profits under said lease to Assignee without liability to said tenants for the determination of the actual existence of any default claimed by Assignee.