

execute additional assignments to represent the increased equity of the Buyer, provided all payments are current for the Fifteen Thousand and No/100 (\$15,000.00) Dollar note as well as the indebtedness to Cameron-Brown Company.

The Buyer has the right to prepayment of the Fourteen Thousand Six Hundred Eighty-Five and 81/100 (\$14,685.81) Dollars without penalty at any time. In the event of prepayment, Roger Lee White, Joy B. White, and BIRTHA H. Kendrick will execute an Assignment of their additional percentage equity in the above described property.

The Buyer will at all times abide by the terms and conditions of the Installment Contract for Sale of Real Estate dated September 18, 1974, referred to hereinabove and attached hereto.

In the event Buyer fails, neglects, or refuses to perform, in whole or in part, any of the covenants, agreements, or obligations herein provided upon the part of Buyer to be performed, Seller is hereby authorized and empowered at her option, without notice and at the cost of Buyer, to perform or cause to be performed, any or all of said covenants, agreements and obligations, and to expend such sums of money as may be reasonable therefor, or for any other purpose which in the opinion of Seller is reasonably necessary for the protection of Seller. All such sums of money so expended by Seller, together with interest thereon, at the rate aforesaid, from the several dates of expenditure thereof until paid, shall become so much additional indebtedness under this Agreement and shall be repaid by Buyer to Seller, in lawful money of the United States of America, immediately and without demand at the same place or places as other sums are paid hereunder. Unless Seller shall agree that such sums be otherwise repaid, in which event such repayment shall be made by Buyer to Seller at such times and in such manner as Seller shall require. Any failure, neglect, or refusal by Buyer to repay such sums as herein provided shall constitute default hereunder. Any payment made under the terms of this Agreement may, at the election