

and there are no other mortgages, judgments, nor other liens or encumbrances over or against same prior to this mortgage.

This mortgage is given to secure funds with which to pay a part of the purchase price for said property and, also, to be used in the completion of the construction of a four-room residential building and other improvements on said property, and is a purchase money as well as construction mortgage; and said funds are to be used for said purpose and for no other.

It is understood and agreed that the failure of the mortgagee or to pay any installment of taxes, public assessments or insurance premiums, when due, shall constitute a default, and that the mortgagee may, at his 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 **John A. Park, his**  
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 **John A. Park, his**

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.