

upon the mortgagors' failing for a like period to make good such default by repayment—then the entire amount of the debt secured or intended to be secured hereby shall become due at the option of the said mortgagee, its successors and assigns, although the period for the payment thereof may not then have expired. And it is agreed, by and between the said parties, that should legal proceedings be instituted for the collection of the debt secured hereby, then and in that event the said mortgagee, its successors and assigns, shall have the right to have a receiver appointed of the rents and profits of the above described premises, who, after deducting all charges and expenses attending such proceedings and the execution of the said trust as receiver, shall apply the residue of the said rents and profits towards the payment of the debt secured hereby. And it is further agreed, by and between the said parties, that should legal proceedings be instituted for the foreclosure of this mortgage or for any purpose involving this mortgage, or should the debt hereby secured be placed in the hands of an attorney at law for collection by suit or otherwise, that all costs and expenses incurred by the mortgagee, its successors and assigns, including a reasonable counsel fee (of not less than 5% of the amount involved), shall thereupon become due and payable as a part of the debt secured hereby, and may be recovered and collected hereunder.

Provided always, and it is the true intent and meaning of the parties to these presents, that if the said mortgagors, their heirs, executors or administrators shall pay or cause to be paid unto the said mortgagee, its successors and assigns, the said debt with the interest thereon, if any shall be due, and also all sums of money paid by the said mortgagee, its successors and assigns, according to the conditions and agreements of the said promissory note and of this mortgage, then this deed of bargain and sale shall cease, determine and be void, otherwise it shall remain in full force and virtue. And it is lastly agreed, by and between the said parties, that the said mortgagors are to hold and enjoy said premises until default of payment shall be made.

Witness our hands and seals this the 1st day of August in the year of our Lord 1959.

✓ John B. Campbell (SEAL)
John B. Campbell

Signed, sealed and delivered
in the presence of:

✓ Katherine S. Campbell (SEAL)
Katherine S. Campbell

o Ed. J. Strassman

o Joan M. Glenz