

1515 20230

to the full extent that such properties may be subject to the Code ("UCC Property").

Upon the occurrence of an Event of Default as provided in this Mortgage, and at any time thereafter, Secured Party shall have, with regard to the UCC Property, the remedies provided in this Mortgage and in the Code (no such remedy granted by the Code being excepted, modified, or waived herein). Secured Party may use its discretion in exercising its rights and electing its remedies; provided, however, all acts shall be in compliance with the standards of the Code, where applicable and required. For purposes of the notice requirements of the Code and this Mortgage, it is agreed that notice sent or given not less than ten (10) calendar days prior to the taking of the action to which the notice relates is reasonable notice.

Secured Party shall be entitled to apply the proceeds of any disposition of the UCC Property in the order set forth in Part 5 of Article 9 of the Code.

Secured Party may require Debtor to assemble the UCC Property covered by the Code and make them available to Secured Party at a place to be designated by Secured Party that is reasonably convenient to both parties. All expenses of retaking, holding, preparing for sale, lease or other use or disposition, selling, leasing or otherwise using or disposing of the UCC Property and which are incurred or paid by Secured Party as authorized or permitted hereunder, including all reasonable attorneys' fees, legal expenses and costs, shall be added to the Indebtedness and secured hereby.

0230

4328 RV-2