

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 mortgagee  
 its successors and assigns forever. And we do hereby bind  
 ourself and our heirs, executors, and administrators, to warrant and forever defend all and  
 singular the said premises unto the said mortgagee, its successors  
 and assigns, from and against ourselves and our heirs,  
 executors, administrators and assigns, and all other persons whomsoever lawfully claiming or to claim the same  
 or any part thereof.

AND IT IS AGREED, by and between the said parties, that the said mortgagor their  
 heirs, executors or administrators, shall and will forthwith insure the house and building on said lot,  
 and keep the same insured from loss or damage by fire in the sum of Ten thousand dollars (\$10,000.00)  
 Dollars, and assign the policy of insurance to  
 the said mortgagee, its successors or assigns. And in  
 case he or they shall at any time neglect or fail so to do, then the said mortgagee  
 its successors or assigns, may cause the same to be  
 insured in its own name, and reimburse itself for the premium  
 and expenses of such insurance under the mortgage.

AND IT IS AGREED, by and between the said parties in case of default in any of the payments of interest or  
 principal as herein provided for, the whole amount of the debt secured by this mortgage shall become due and  
 payable at once.

AND IT IS FURTHER AGREED, That said Mortgagor their heirs and assigns, shall  
 pay promptly all taxes assessed and chargeable against said property, and in default thereof, that the holder of  
 this mortgage may pay the same, whereupon the entire debt secured by this mortgage shall immediately become  
 due and payable, if the mortgage shall so elect.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents,  
 that if we the said mortgagors  
 do and shall well and truly pay, or cause to be paid unto the said mortgagee  
 its successors the said debt or sum of money aforesaid, with interest  
 thereon, if any shall be due, according to the true intent and meaning of the said note and condition  
 thereunder written, then this deed of bargain and sale shall cease, determine and be utterly null and void. And  
 the said mortgagor doth hereby assign, set over and transfer to the said mortgagee, his executors, administrators  
 and assigns, all of the rents, issues and profits of the said mortgaged premises, accruing and falling due from and  
 after the service of a summons issued in action to foreclose this mortgage after default in the conditions thereof.

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