

basis with broad form extended coverage on a non-reporting completed value basis.

(b) If the project is now, or at any future time, designated by the Department of Housing and Urban Development, or any appropriate agency, as being in a flood hazard area, Mortgagor will obtain flood insurance in an amount and form satisfactory to Mortgagee.

(c) Comprehensive general liability insurance in the minimum amount of \$500,000.00, bodily injury and \$50,000.00 property damage. A certificate as to liability coverage, as distinguished from submission of original policies, will be acceptable.

4. That it will keep all improvements now existing or hereafter erected in good repair, and, in the case of a construction loan, that it will continue construction until completion without interruption, and should it fail to do so, the Mortgagee may, at its option, enter upon said premises, make whatever repairs are necessary, including the completion of any construction work, and charge the expenses for such repairs or the completion of such work to the mortgage debt.

5. That it will pay, when due, all taxes, public assessments, and other governmental or municipal charges, fines or other impositions against the mortgaged premises.

6. That it will comply with all governmental municipal laws and regulations affecting the mortgaged premises.

7. That, in addition to the monthly payments of principal and interest due under the terms of the Note secured hereby, if required by Mortgagee, it will pay to the Mortgagee, on the first day of each month, until the indebtedness secured hereby is paid in full, a sum equal to