

of the purchase price for said property, and with which, also, to complete the construction of a cement block residential building and other improvements on said property, now in progress, and is a purchase money and construction mortgage; and it is intended to cover any and all building and construction work and improvements now on said property, as well as any and all additions thereto.

It is understood and agreed that the failure of the mortgagor to pay any installment of taxes, public assessments and/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 we do hereby bind ourselves, our 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 ourselves and our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.