

To have and to hold, all and singular, the said Premises unto the said Annie Bond Watson and her heirs and assigns forever.

And I do hereby bind myself and my heirs, executors and administrators, to warrant and forever defend all and singular the said Premises unto the said Annie Bond Watson and her heirs and assigns from and against myself, and my heirs, executors, administrators and assigns, and against all other Persons lawfully claiming or to claim, the same or any Part thereof.

It is hereby covenanted and agreed that the mortgagor or his assigns, as further security for said debts shall forthwith insure the buildings upon the Premises within described, and keep same insured until said indebtedness is fully Paid, in an amount to be named by the mortgagee, and will immediately assign the Policies to the mortgagee; but should he fail to so insure or keep insured, then the mortgagee or his assigns shall have the right to insure said buildings, and also to pay any taxes that are due or that may become due upon said Premises, and the sums so Paid shall stand secured by this mortgage, and the same shall bear interest from the date of Payment at the rate of eight Per Cent. Per Annum.

Provided, always, Nevertheless, and it is the true intent and meaning of the Parties to these Presents, that if, I, the said Elizabeth A. Douglas do and shall well and truly pay or cause to be Paid, unto the said Annie Bond Watson the said debts or sums of money aforesaid, with the interest thereon, if any shall be due, according to the true intent and meaning of the said note and conditions thereunder written and also any and all other debts due or owing the mortgagee or his assignee by the mortgagor at the time of foreclosure hereof, or other collection of the same, then this deed of bargain and sale shall cease, determine and be void; otherwise to remain in full force and virtue. And it is further covenanted and agreed that in case this mortgage or the indebtedness hereby secured is placed in the hands of an attorney for collection or is collected by legal Proceedings, the further sum of Ten Per centum upon the amount then due shall be Paid by the mortgagor or Person holding or claiming under him - for attorney's commissions, - and also in addition thereto a reasonable counsel fee, all of which shall stand secured by this mortgage, and may be recovered in any suit or action over.