

therefor. No such entry shall be deemed an eviction of Jackson-Atlantic. All sums so paid by Mortgagee and all costs and expenses (including, without limitation, attorneys' fees and expenses) so incurred, together with interest thereon at the rate of 11 1/4% per annum from the date of payment or incurring, shall constitute additional indebtedness secured by this Mortgage and shall be paid by the Company to Mortgagee on demand.

20. Certificate as to No Default, etc.; Information.

At any time and from time to time, the Company will deliver to Mortgagee, promptly upon reasonable request, an Officer's Certificate, stating that there is no default hereunder, or if any such default exists, specifying the nature and period of existence thereof and what action the Company is taking or proposes to take with respect thereto. The Company will also furnish, and will cause Jackson-Atlantic to furnish, promptly to Mortgagee, such information with respect to the Properties or any part thereof, and the Lease as may from time to time be reasonably requested.

21. Remedies, etc., Cumulative. Each legal, equitable or contractual right, power and remedy of Mortgagee or any Trustee now or hereafter provided either herein, by the Individual Mortgages, or by statute or otherwise shall be cumulative and concurrent and shall be in addition to every other right, power and remedy and the exercise or beginning of the exercise by Mortgagee or any Trustee of any one or more of such rights, powers and remedies shall not preclude the simultaneous or later exercise of any or all such other rights, powers and remedies.