14. Upon a default in any of the terms of the note secured herebyl or upon a breach of any condition or covenant of this mortgage deed, foreclosure proceedings may be instituted, at the option of Grantee. In any such action, Grantee shall be entitled, without notice and without regard to the adequacy of the security of the debt, to the appointment of a receiver of the fents and profits of the mortgaged premises. If, in contemplation of legal proceedings, by reason of any default hereunder, Grantee shall incur expense for this examination, said Grantee shall have an immediate claim against Grantor therefor together with a lien on said premises under this mortgage deed for the amount thereof. In case of foreclosure, the mortgaged premises may be offered for sale in one or more parcels at the election of Grantee. 15. Grantee is authorized and empowered to do all things provided to be done by a mortgagee under Section 1311.14 of the Olfio Revised Code, and under the act of the legislature passed May 27, 1915, 106 Ohio Laws, Pages 522-534, and any amendments or supplements thereto. 17. That the failure of Grantee to declare a forfeiture upon default in the performance of any of the conditions of this mortgage or upon the happening of any of the events herein mentioned shall not be a waiver of Grantee's rights at any time to declare such forfeiture or estop Grantee from asserting any rights hereunder, and Grantee may enforce any one or more of its rights or remedies successively or concurrently at its option. NOW, THEREFORE, if Grantor shall well and truly perform all the conditions of this deed and pay said note and all other liabilities which shall be secured hereby, then this Deed shall be void, otherwise it shall remain in full force and effect. The covenants herein contained shall bind the heirs, executors, administrators, successors and assigns of Grantor, and any holder hereof shall succeed to all rights, powers and options herein given to Grantee. INWITNESS WHEREOF, Granter has executed this mortgage deed this... Signed and Acknowledged AMERICAN MONORALL. in Presence of Kathryn M. Winbigler Secretary and Treasure 19) KHONOROGOOOOOOOOO or of any other promissory note, loan agreement, or other instrument relating to any extension of credit by Central National Bank of Cleveland to the Grantor. STATE OF OHIO CUYAHOGA COUNTY } Before me, a Notary Public in and for said County, personally appeared the above named INC AMERICAN MONORALL, Rodial Secretary and Treasurer by Kathryn M. Winbigler who acknowledged that they did sign the foregoing instrument for and on behalf of said Corporation by authority of its Board of Directors, and that the same is the free act and deed of said Corporation, and the free act and deed of each of them personally and as such officers: TESTIMONY WHEREOF, I have hereunto set my hand and official seal, at Cleveland, Ohio,

This Instrument was Propared By

Central National Bank of Cleveland

RICHARD H BRAUCHISCHARE, PHALIFEAN
NOTARY PUBLIC - STATE OF OHIO
My Commission Has No Expiration Data