

herein shall not in any way affect the validity or enforceability of the remaining provisions herein contained; and that no act of the Mortgagee shall be construed as an election to proceed under any one provision herein to the exclusion of any other provision, anything herein or otherwise to the contrary notwithstanding.

19. That the Mortgagor will comply with all of the terms and conditions of that certain Commitment Letter from Mortgagee to Mortgagor, dated February 12, 1982, the terms of which are incorporated herein by reference. It is understood and agreed that any default under the terms and conditions of said Commitment Letter or under the additional acts of default set forth therein, shall constitute a default under the within mortgage.

20. It is understood and agreed that any default under the terms and conditions of that certain mortgage in favor of Citizens Federal Savings and Loan Association described in Schedule A hereof shall constitute an act of default under the within mortgage.

0524

4328 RV-2