

a good right and lawful authority to sell and convey the said premises in manner and form as aforesaid.

Second, That they will pay said note and interest thereon as expressed, when from any cause the same shall become due.

Third - That they will pay all taxes and assessments levied and assessed upon said premises and this Mortgage before the same becomes delinquent.

~~Fourth~~ ~~That~~ Fifth - That in case they shall fail to pay such taxes and assessments, the said second party his heirs or assigns, may pay the same and they hereby agree to repay to such party all the moneys so paid, with interest thereon at the rate of ten per cent per Annum until repaid, and this Mortgage shall stand as security therefor.

Sixth - In case any taxes shall become delinquent and remain unpaid said first party as aforesaid, or in case any principal or Interest as provided in said note shall become due and remain unpaid, then the whole of the principal and interest of said note and all moneys secured hereby shall immediately become due and payable, and this Mortgage may be foreclosed for the whole of such moneys; and in case an action shall be brought to foreclose this Mortgage, they agree to pay the sum of Fifty dollars as an Attorney fee therefor and this Mortgage shall stand as security for the same.

Now however, if the moneys and Interest secured hereby shall be fully paid, in the manner and when the same becomes due, and the covenants and agreements herein be fully kept and performed by the said parties of the first part their heirs or assigns, then this instrument to become void and of no further effect; But if default shall be made in the payment of any of the moneys secured hereby, as and when provided, or in case