

MENTIONED, THEN AND IN EITHER OR ANY OF SUCH EVENTS THE TRUSTEE, ITS SUCCESSOR OR SUCCESSORS, OR ASSIGNS, SHALL BE ENTITLED TO THE IMMEDIATE POSSESSION OF THE MORTGAGED AND PLEDGED PREMISES AND PROPERTY AFORESAID AS FOR CONDITION BROKEN, AND MAY, PERSONALLY OR BY ITS ATTORNEYS OR AGENTS, ENTER INTO AND UPON AND TAKE ACTUAL POSSESSION OF ALL AND SINGULAR THE MORTGAGED AND PLEDGED PREMISES AND PROPERTY HEREBY GRANTED, CONVEYED OR ASSIGNED, OR INTENDED SO TO BE, AND WHERESOEVER SITUATED, TOGETHER WITH THE BUSINESS OF THE MORTGAGOR AND ALL THE RECORDS, BOOKS, PAPERS AND ACCOUNTS OF THE MORTGAGOR RELATING THERETO, AND THE MORTGAGOR SHALL FORTHWITH SURRENDER TO THE TRUSTEE THE ACTUAL POSSESSION THEREOF; AND THE TRUSTEE HAVING AND HOLDING SAID MORTGAGED AND PLEDGED PREMISES AND PROPERTY IN POSSESSION IS HEREBY AUTHORIZED TO USE, OPERATE AND MANAGE THE SAME IN CONTINUING THE MORTGAGOR'S BUSINESS BY SUCH AGENTS, SERVANTS AND ATTORNEYS AS THE TRUSTEE MAY SELECT, AND FROM TIME TO TIME, AT THE EXPENSE OF THE ESTATE, TO PROVIDE AND PURCHASE ALL NECESSARY OR USEFUL RAW OR MANUFACTURED MATERIALS AND ALL ADDITIONAL TOOLS, FIXTURES AND MACHINERY FOR CONTINUING AND CONDUCTING THE MORTGAGOR'S BUSINESS, TO INSURE AND KEEP INSURED AS AFORESAID THE BUILDINGS, MACHINERY AND OTHER INSURABLE PROPERTY UPON SAID PREMISES SUBJECT TO THE LIEN OF THESE PRESENTS, AND LIKEWISE FROM TIME TO TIME AT THE EXPENSE OF THE TRUST ESTATE TO MAKE ALL NECESSARY OR PROPER REPAIRS, REPLACEMENTS, OR RENEWALS THERETO AS MAY SEEM TO THE TRUSTEE JUDICIOUS, AND TO RECEIVE AND COLLECT THE EARNINGS, INCOME AND PROFITS OF SAID PREMISES AND BUSINESS AND OF ALL PARTS THEREOF, AND TO PAY THEREFROM ALL PROPER COSTS, CHARGES AND EXPENSE OF SO TAKING, HOLDING AND MANAGING SAID PREMISES AND PROPERTY, AND CONDUCTING THE BUSINESS OF THE MORTGAGOR, INCLUDING A REASONABLE COMPENSATION TO THE TRUSTEE, ITS AGENTS, ATTORNEYS AND COUNSEL, AND ALL TAXES AND CHARGES, IF ANY THEREON EXISTING PRIOR OR SUPERIOR TO THE LIEN OF THESE PRESENTS, ALL ADVANCES MADE UNDER THE PROVISIONS HEREOF AND ALL EXPENSES OF THE TRUST; AND AFTER DEDUCTING ALL SUCH COSTS, CHARGES, ADVANCES AND EXPENSES, THE TRUSTEE SHALL APPLY ANY REMAINDER OF MONEYS SO RECEIVED BY THEM OR SO MUCH THEREOF AS MAY BE NECESSARY, TO OR TOWARDS THE PAYMENT RATABLY AMONG THOSE ENTITLED THERETO, FIRST, OF ANY ACCRUED AND UNPAID INTEREST ON SAID BONDS SECURED HEREBY IN THE ORDER OF THE MATURITY OF THE INSTALLMENTS OF SUCH INTEREST, TOGETHER WITH INTEREST THEREON FROM THE DATE OF MATURITY TO THE TIME OF PAYMENT, AND, SECOND, OF THE PRINCIPAL DUE ON SAID BONDS IF SUCH PRINCIPAL SHALL HAVE THEN BECOME DUE BY ELECTION OR OTHERWISE. AFTER PAYMENT OF ALL AMOUNTS DUE AND PAYABLE UPON SAID BONDS ACCORDING TO THE TENOR AND EFFECT THEREOF AND ALL OTHER AMOUNTS DUE UNDER THESE PRESENTS, THE TRUSTEE SHALL RESTORE POSSESSION OF THE SAID PREMISES AND PROPERTY TO THE MORTGAGOR, ITS SUCCESSORS OR ASSIGNS; AND IF, AFTER THE PAYMENT OF ALL AMOUNTS DUE AND PAYABLE UPON SAID BONDS, AND ALL OTHER AMOUNTS DUE UNDER THESE PRESENTS, THE PRINCIPAL OF ALL OF SAID BONDS, WITH THE INTEREST THEREON, SHALL NOT HAVE BECOME DUE AND HAVE BEEN FULLY PAID, AND A REMAINDER OF MONEYS SO RECEIVED BY THE TRUSTEE SHALL REMAIN IN ITS CUSTODY, SUCH REMAINDER OF SUCH MONEYS SHALL BE PAID OVER BY THE TRUSTEE TO THE MORTGAGOR UPON SUCH RESTORATION AS AFORESAID OF POSSESSION OF SAID PREMISES AND PROPERTY; BUT IF THE PRINCIPAL OF ALL OF SAID BONDS, WITH THE INTEREST THEREON, SHALL NOT HAVE BECOME DUE AND HAVE BEEN FULLY PAID, SAID MORTGAGED AND PLEDGED PREMISES AND PROPERTY SHALL THEREUPON CONTINUE TO BE SUBJECT TO THIS INSTRUMENT AS BEFORE. THE RIGHT OF THE TRUSTEE SO TO TAKE POSSESSION OF SAID PREMISES AS AFORESAID SHALL BE A CONTINUING RIGHT, SO OFTEN AS THE OCCASION THEREFOR BY REASON OF DEFAULT AS AFORESAID SHALL ARISE, AND SHALL NOT BE EXHAUSTED BY ONE OR MORE USERS THEREOF; BUT SUCH RIGHT SHALL