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obtain the largest possible recovery and execute any and all consents and other instruments and take all other actions necessary or desirable in order to effectuate the same and to cause such proceeds to be paid as hereinabove provided. Such policy or policies of insurance for fire and extended coverage shall name Buyer as an additional insured therein or in an endorsement thereto. Buyer shall reimburse Seller for any and all premiums paid by Seller in connection with the fire and extended coverage insurance policy or policies that are maintained pursuant to this Paragraph 8(b) ("Premiums"). Any amounts due to Seller under the provisions of this Paragraph 8(b) shall be paid by Buyer within ten (10) consecutive days after payment by Seller and the receipt by Buyer of a statement and evidence of payment therefor. The failure to reimburse Seller for the Premiums, as provided in this Paragraph 8(b), within thirty (30) days following the due date thereof shall constitute an event of default by Buyer and Seller shall be entitled to the rights and remedies provided for in Paragraph 4(e) of this Agreement.

(c) Buyer and Seller agree to deliver to each other copies of each policy or policies of insurance required to be maintained by the respective party under this Paragraph 8 and evidence of the payment of premiums at the closing and thereafter not less than ten (10) days prior to the expiration of any such policy. Such insurance shall be noncancellable

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