

remedy, suit or action available to Seller in law or equity for the enforcement of this Bond for Title in which event Purchaser shall be responsible for all expenses and attorney's fees incurred by Seller in enforcing the terms of this Bond for Title.

5. Time is of the essence of this Agreement. The words "Seller" and "Purchaser" as used herein shall include the masculine and feminine gender, singular and plural, and shall include any person, partnership or corporation as the context may require.

6. This agreement contains the entire agreement between the parties and shall inure to the benefit of and become binding upon the Purchaser and the Seller, their heirs, assigns, successors, executors and administrators.

7. Destruction of, or damage to, any building or other improvement now or hereafter placed on the property, or of any personal property, if any, described in this contract, whether from fire or any other cause, shall not release the Purchaser from any of his obligations under this contract, it being expressly understood that the Purchaser bear all risk of loss to, or damage of, the property.

8. The invalidity or unenforceability of any paragraph hereunder or any portion thereof shall not affect the validity and enforceability of any other provision of this

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