

claiming, or to claim the same or any part thereof.

and it is agreed, by and between the said parties, that the said mortgagors, their heirs, executors or administrators, shall and will forthwith insure the houses and buildings on said lots, and keep the same insured from loss or damage by fire in the sum of twenty five thousand (\$25,000.00) Dollars, and assigns, the policy of insurance to the said Jos. T. Robinson, his heirs or assigns. and in case they shall at any time neglect or fail so to do, then the said Jos. T. Robinson, his heirs or assigns may cause the same to be insured in his own name, and reimburse himself for the premium and expenses of such insurance under the mortgage.

and it is agreed, by and between the said parties that in case of default in any of the payments of interest or principal of any of said notes or indebtedness, the whole amount of the debts secured by this mortgage shall become due and payable at once.

and it is further agreed, that said mortgagors, their heirs and assigns, shall pay promptly all taxes assessed and chargeable against said property, and in default thereof, that the holder of this mortgage may pay the same, whereupon the entire debt secured by this mortgage shall immediately become due and payable, if the mortgagee shall so elect.

Provided always, nevertheless, and it is the true intent and meaning of the parties to these presents, that if the said Estelle W. Robinson and Anna M. Robinson do and shall well and truly pay, or cause to be paid unto the said Jos. T. Robinson the said debts or sums of money aforesaid, with interest thereon if any shall be due, according to the true intent and meaning of the said notes and indebtedness, then this deed of bargain and sale shall cease, terminate and be utterly null and void. and