

the premises. The completion of said sale, by conveyance, shall entitle the purchaser to immediate possession of the premises; and any holding of the same thereafter by the said mortgagee or other persons holding under him, shall be as tenant of the said purchaser, at a rent of one thousand and no/100 (\$1,000.00) dollars per month, payable monthly; and the said purchaser may at any time determine such tenancy by giving one month's notice to the party in possession, or without such notice, in case at any time any rent be due and unpaid; and in either of said cases such purchaser shall have the right to obtain possession of the said premises, as in other cases of landlord and tenant, upon the determination of a lease. In case of sale by any corporation as mortgagee or assignee of this mortgage, the deed shall be executed in the name of the mortgagee by the President of said corporation, as Attorney in fact.

And the said mortgagee doth, as additional security, hereby assign, set-over, and transfer to the said mortgagee, all of the rents, issues and profits of the said mortgaged premises, accruing or falling due from and after the service of a summons in any action of foreclosure to which said mortgagee may be parties, and the holder of this mortgage shall be entitled to the appointment of a receiver for such rents and profits as a matter of right, without consideration of the value of the mortgaged premises as security for the amount due the mortgagee, or the solvency of any person or persons liable for the payment of such amount.

And it is agreed by and between the parties that the said mortgagee, in the event of a foreclosure of this mortgage by judicial proceedings, or collection by an Attorney, shall pay a reasonable sum, not less than ten per cent upon the amount due, for Attorney's fees, which shall be secured by this mortgage, and shall be included in any judgment of foreclosure recovered.

Witness my hand and seal this first day of July in the year of our Lord one thousand nine hundred and Twenty-seven