

be appraised and shall perform the covenants herein contained according to the true intent and meaning of said note, and this mortgage then this deed of bargain and sale shall cease be terminate and be utterly null and void, otherwise it shall remain in full force and virtue.

1. And It is Herby Covenanted By and Return said parties that the said Lucy H. McFellough her heirs, executors, administrators or assigns, will pay said note with interest thereon as the same becomes due and payable; and will pay all taxes and assessments on said lands and premiums of insurance against said premises before the same become delinquent, and will keep all fences, buildings and other improvements now on said premises and hereafter put thereon in good condition and repair and will do no act by which the value of said premises may be impaired.

2. And It is Further Covenanted That the said Lucy H. McFellough her heirs, executors, administrators or assigns, will insure the buildings on said premises against loss by fire in the sum of Five Thousand (\$5,000.00) Dollars in some responsible insurance companies, approved by the said mortgagee its Successors or Assigns, with loss if any payable to the said mortgagee its Successors or Assigns, as their interests may appear, and deliver the policies of insurance to said mortgagee, and if any more insurance is taken on the property that all policies for same shall be delivered to said mortgagee and loss made payable to said mortgagee, its Successors or Assigns the same as in the required policy, and in case the insurable improvements on the said real estate are destroyed or damaged by fire, the said mortgagee its Successors or Assigns shall have the right to apply the moneys collected from the insurance in pay

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