

(2) Deed from George C. Albright, dated November 29, 1947, recorded in the R. M. C. Office in Deed Volume 330 at page 279.

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging or in anywise incident or appertaining.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said Provident Life and Accident Insurance Company, its successors and Assigns. And I do hereby bind myself and my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Provident Life and Accident Insurance Company its successors and Assigns, from and against myself and my Heirs, Executors Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

The said party of the first part hereby agrees that, in addition to the fire and tornado insurance coverage hereinafter agreed to be maintained by him on the improvements on said premises, he will also have issued such other insurance coverage as the said party of the second part may hereafter at any time require, with loss thereunder, if any, payable to the said party of the second part, as its interest may appear, and shall deliver such additional policies of insurance to the said party of the second part. All premiums on such additional policies, as, if and when issued, shall be promptly paid by the said party of the first part. In case the said party of the first part, after ten (10) days' written notice from the said party of the second part, should fail or refuse to take out such additional insurance coverage, then the said party of the second part has the right, at its option, to have such additional insurance coverage issued and to pay the premiums thereon, and any premiums so paid by the said party of the second part shall become a part of the debt hereby secured and shall, with interest from the date of such payment at the rate of ~~eight~~ ^{seven} per centum ~~(8%)~~ ^(7%) per annum, be covered by the security of this deed.