

. This mortgage is given to obtain funds with which to make necessary additions and improvements to said dwelling house, within and without, which funds are to be and are so being used for said purpose and for no other purpose; and this mortgage is, to such extent, a construction mortgage.

It is understood and agreed that the failure of the Mortgagee or to pay any installment of taxes, public assessments or insurance premiums, when due, shall constitute a default, and that the Mortgagee may, at his option, foreclose this mortgage or pay said items and add the same so paid, to the principal amount of the debt, and they shall bear interest at the same rate.

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

TO HAVE AND TO HOLD all and singular the said Premises unto the said John A. Park, his Heirs and Assigns forever. And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said John A. Park, his

Heirs 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.