

executors, or administrators, shall well and truly pay or cause to be paid unto the said mortgagees, his executors, administrators, or assigns, the said debt or sum of money aforesaid, with interest thereon, if any shall be due, according to the true intent and meaning of the said bond and condition thereunder written, and all sums of money, provided to be paid by the mortgagors, their heirs, executors, administrators, or assigns, under the covenants of this mortgage, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise it shall remain in full force and virtue. And it is agreed by and between the said parties that the said mortgagors, their heirs and assigns, shall hold and enjoy the said premises until default of payment shall be made.

And it is further agreed and covenanted by and between the said parties that until the debt hereby secured be paid the said mortgagors, their heirs, executors, administrators, or assigns, shall and will pay all taxes on the property hereby mortgaged, when due and payable, and in case they fail to do so, the said mortgagees, their executors, administrators, or assigns, may pay said taxes, together with any costs or penalties incurred thereon or any part thereof, and reimburse themselves for the same under this mortgage, with interest thereon from date of such payment. And it is agreed by and between said parties that upon default being made in the payment of principal or interest or any part or installment thereof as stipulated in said bond, or in the payment of the insurance premiums or of the taxes or of the assessments hereinabove mentioned, when the same shall severally become payable, and, as to the last three items, upon such default continuing for the space of ten days after notice from the mortgagees, their executors, administrators or assigns, or (in case of payment by the mortgagees as herein allowed) upon the mortgagors' failing for a like period to make good such default by repayment--then the entire amount of the debt secured or intended to be secured hereby shall become due at the option of said mortgagees, their executors, administrators or assigns, although the period for the payment thereof may not then have expired. And it is agreed by and between said parties that should legal proceedings be instituted for the