

It is further understood and agreed by the parties hereto that this mortgage is given to secure a note which was executed in payment of inventory of grocery store merchandise and that all or any part of this indebtedness may be paid in good and marketable grocery goods at the then prevailing wholesale price.

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 Charlie L. Morrison 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 Charlie L. Morrison, his

Heirs and Assigns, from and against me and my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than One Thousand Five Hundred and No/100 (\$1,500.00)-----Dollars in a company or companies satisfactory to the mortgagee, and to keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in mortgagor's name and reimburse mortgagee for the premium and expense of such insurance under this mortgage, with interest.