

AND IT IS AGREED, by and between the parties, that, should legal proceedings be instituted for the collection of the debt secured hereby, then and in that event, Mortgagee, its successors or assigns, shall have the right to have a Receiver appointed of the rents and profits of the above described premises, with power to forthwith lease out the said premises anew if it should so elect, who, after deducting all charges and expenses attending such proceedings, and the execution of the said trust as Receiver, shall apply the residue of the said rents and profits towards the payment of the debts secured hereby.

AND IT IS FURTHER AGREED, by and between the parties, that should legal proceedings be instituted for the foreclosure of this mortgage, or for any purpose involving this mortgage, or should the debt hereby secured be placed in the hands of an attorney at law for collection, by suit or otherwise, that all costs and expenses incurred by Mortgagee, its successors or assigns, including a reasonable counsel fee (of not less than ten per cent. of the amount involved) shall thereupon become due and payable as a part of the debt secured hereby, and may be recovered and collected hereunder.

PROVIDED ALWAYS, and it is the true intent and meaning of the parties to these Presents, that when the Mortgagor, its successors or assigns, shall pay, or cause to be paid unto Mortgagee, its certain attorneys, its successors or assigns, the said debt, with interest thereon, if any shall be due, and also all sums of money paid by Mortgagee, its successors or assigns, according to the conditions and agreements of the said Debenture Bond, and of this mortgage and shall perform all of the obligations according to the true intent and meaning of the said Debenture Bond and mortgage, and the conditions thereunder written, then this Deed of Bargain shall cease, determine and be void, otherwise it shall remain in full force and virtue.

AND IT IS LASTLY AGREED, by and between the parties, that Mortgagor is to hold and enjoy the said premises until default of payment, shall be made.

IN WITNESS WHEREOF, American Mortgage and Investment Company, by Eugene Yaschik, its President, and its Treasurer, has caused these presents to be executed, and its corporate seal affixed, this 19th day of September, 1962.

Signed, Sealed and Delivered
in the Presence of:

Jacob D. Morris
James F. Sample

American Mortgage and Investment
Company (Seal)

By Eugene Yaschik
Eugene Yaschik, President

Attest:

By Helena Kaculans
Treasurer