

building or buildings on said premises in such Insurance Company or Companies as may be approved by the said General Mortgage Co., or its Agent, in the sum of not less than Forty-Three Thousand and No/100 (\$43,000.00) Dollars, and will keep the same insured from loss or damage by fire and extended coverage and will assign the Policy or Policies of Insurance to the said General Mortgage Co.,; and that in case the mortgagor shall at any time neglect or fail so to do, then the said General Mortgage Co., or its Agent, may cause the same to be insured in its name, and reimburse itself for the premium and expenses of such insurance, with interest thereon at the rate of six per centum per annum; and that the same shall stand secured by this Mortgage.

2. AND IT IS FURTHER COVENANTED, That any and all fire and extended coverage insurance in the possession of the mortgagee may be changed to other companies, rearranged as to coverage, terms or amount and within the limits prescribed by the mortgage be increased or decreased by the mortgagee at any time. For that purpose the mortgagee is authorized to surrender existing policies for cancellation and take out any insurance at any time desired, provided that the necessary premium adjustments in all cases shall be charged against or credited to the mortgage as the case may be, Ten days' prior notice of any proposed changes shall be mailed to the party of the first part at his last known address so as to give such party of the first part opportunity to take out such insurance as he may desire to protect his equity in the mortgaged property.