

ARTICLE VII

ADVANCES MADE BY TRUSTEE OR NOTEHOLDER

The CORPORATION covenants that in case it shall be in default in the payment of any taxes, assessments or charges, or in the payment of any premium of insurance heretofore covenanted by it to be paid and discharged, at the time when same shall become due and payable, or shall fail in the payment of any other charge herein covenanted to be paid by the CORPORATION, except the payment of principal and interest on the Note or Notes, then and in such event the TRUSTEE or Noteholder or Holder of any Notes may upon the expiration of the applicable grace period hereinafter set forth in Article VIII hereof, make good any such default or defaults of the CORPORATION and any sum of money so expended by the TRUSTEE or Noteholder for any such purpose shall become a part of the indebtedness secured hereby together with interest thereon at the rate of six percent (6%) per annum from the date of the payment, payable semi-annually, and such payment and interest shall be due and payable by the CORPORATION on the date of the maturity of the next installment of interest on the Note thereafter payable and the amount of such payment and interest thereon shall be entitled to preference and priority in payment over the indebtedness represented by the Note or Notes and interest secured hereby. This right shall be without prejudice to the right of the Noteholder or of the TRUSTEE hereunder, by reason of such default on the part of the CORPORATION to declare the