local purposes, or the manner of collection of any such taxes, so as to affect this mortgage, the holder of this mortgage, and of the debt which it secures, shall have the right to give thirty (30) days' written notice to the owner of said land requiring the payment of the mortgage debt, and it is hereby agreed that if such notice shall be given, the said debt shall become due, payable and collectible at the expiration of the said thirty (30) days.

EIGHTH: The mortgagee may resort for the payment of the indebtedness secured hereby to its several securities therefor in such order and manner as it may think fit, and may at any time release any policy or policies of life insurance as collateral security for the payment of the indebtedness secured hereby without regard to the consideration for such release and/or may accept a new policy or policies of life insurance in place thereof for such amount or amounts and in such form as it may require without being accountable for so doing to any other lienor, and it is expressly understood and agreed that if any of the said policies of life insurance shall be cancelled or released and a new policy or policies of life insurance shall be substituted in place thereof, the mortgagor shall keep such new policy or policies in full force and effect until the indebtedness secured hereby is fully paid and satisfied and in default thereof the entire indebtedness secured hereby shall, at the option of the mortgagee, become due and payable forthwith and without notice.

~~NINTH: This mortgage shall become due and payable forthwith upon the sale or other disposition of the mortgaged property or any part thereof, or any interest therein, by the mortgagor, or upon the execution of any other mortgage on the property hereby mortgaged or any part thereof, or any interest therein, or upon the execution of any other lien or encumbrance on the property hereby mortgaged or any part thereof, or any interest therein, or upon the bankruptcy of the mortgagor, or upon the filing of a petition in bankruptcy by the mortgagor, or upon the appointment of a receiver for the property of the mortgagor, or upon the assignment for the benefit of creditors of the property of the mortgagor, or upon the attachment of the property of the mortgagor, or upon the sale of the property under any judgment or decree, or upon the failure of the mortgagor to pay the taxes on the property when due, or upon the failure of the mortgagor to keep the property insured as herein provided, or upon the failure of the mortgagor to pay any other indebtedness or obligation to the mortgagee when due, or upon the failure of the mortgagor to perform any other obligation or covenant herein or in the note secured hereby, or upon the failure of the mortgagor to pay any other indebtedness or obligation to any other lienor when due, or upon the failure of the mortgagor to perform any other obligation or covenant to any other lienor, or upon the failure of the mortgagor to pay any other indebtedness or obligation to any other creditor when due, or upon the failure of the mortgagor to perform any other obligation or covenant to any other credit