

the security, in anywise, impairing or affecting the lien of this Mortgage or the priority of such lien over any subordinate lien; and Mortgagee may resort for the payment of the indebtedness secured by this Mortgage to any other security therefor held by Mortgagee in such order and manner as Mortgagee may elect.

22. The whole of the said principal sum and interest shall become due at the option of the Mortgagee upon the occurrence of any one or more of the following events:

(a) Failure of Mortgagor to pay when due, any installment of principal, interest, escrow deposit, insurance premium, or other amount to be paid to Mortgagee and secured by this Mortgage; or failure of Mortgagor to pay any tax, sewer rent, water rate or assessment for thirty days after the same shall have become due and payable; or

(b) In the event that any person or entity who is the then owner or owners of the Mortgaged Property shall (1) consent to the appointment of a receiver, trustee or liquidator of all or a substantial part of Mortgagor's assets, or (2) be adjudicated a bankrupt or insolvent, or file a voluntary petition in bankruptcy, or admit in writing its inability to pay its debts as they become due, or (3) make a general assignment for the benefit of creditors, or (4) file a petition or answer seeking reorganization or arrangement with creditors, or to take advantage of any insolvency law, or (5) file an answer admitting the material allegations of a petition filed against the Mortgagor in any bankruptcy, reorganization, or insolvency proceedings,