

tion to, the monthly payments of principal and interest payable under the  
 ll pay to the Mortgagee, on the first day of each month until the said note

holder hereof with funds to pay the next mortgage insurance premium if this instru-  
 insured, or a monthly charge (in lieu of a mortgage insurance premium) if they are  
 Urban Development, as follows:

n date and this instrument are insured or are reinsured under the provisions of the  
 sufficient to accumulate in the hands of the holder one (1) month prior to its due  
 e premium, in order to provide such holder with funds to pay such premium to the  
 Development pursuant to the National Housing Act, as amended, and applicable

ven date and this instrument are held by the Secretary of Housing and Urban De-  
 lieu of a mortgage insurance premium) which shall be in an amount equal to one-  
 centum of the average outstanding balance due on the note computed without taking  
 payments;

ny, next due, plus the premiums that will next become due and payable on policies  
 rring the mortgaged property, plus taxes and assessments next due on the mortgaged  
 agee) less all sums already paid therefor divided by the number of months to elapse  
 when such ground rents, premiums, taxes, and assessments will become delinquent,  
 n trust to pay said ground rents, premiums, taxes, and special assessments; and  
 eceding subsections of this paragraph and all payments to be made under the note  
 r and the aggregate amount thereof shall be paid by the Mortgagor each month in a  
 ortgagee to the following items in the order set forth:

ct of insurance with the Secretary of Housing and Urban Development, or monthly  
 nce premium), as the case may be;

and other hazard insurance premiums;

y; and

aid note.

uch aggregate monthly payment, shall, unless made good by the Mortgagor prior to  
 , constitute an event of default under this mortgage. The Mortgagee may collect a  
 (2c) for each dollar (\$1) of each payment more than fifteen (15) days in arrears to  
 ndling delinquent payments.

the Mortgagor under (b) of paragraph 2 preceding shall exceed the amount of pay-  
 taxes or assessments or insurance premiums, as the case may be, such excess, at the  
 subsequent payments to be made by the Mortgagor, or refunded to the Mortgagor.  
 y the Mortgagor under (b) of paragraph 2 preceding shall not be sufficient to pay  
 niums, when the same shall become due and payable, then the Mortgagor shall  
 ary to make up the deficiency, on or before the date when payment of such  
 ms shall be due. If at any time the Mortgagor shall tender to the Mortgagee,  
 note secured hereby, full payment of the entire indebtedness represented  
 ng the amount of such indebtedness, credit to the account of the Mortgagor  
 of (a) of paragraph 2 hereof which the Mortgagee has not become obligated  
 Urban Development, and any balance remaining in the funds accumulated  
 2 hereof. If there shall be a default under any of the provisions of this  
 he premises covered hereby, or if the property is otherwise acquired after  
 time of the commencement of such proceedings, or at the time the property  
 remaining in the funds accumulated under (b) of paragraph 2 preceding, as  
 l then remaining unpaid under the note secured hereby, and shall properly  
 en made under (a) of paragraph 2.

ssments, water rates, and other governmental or municipal charges, fines,  
 not been made hereinbefore, and in default thereof the Mortgagee may pay  
 iver the official receipts therefor to the Mortgagee. If the Mortgagor fails  
 his section or any other payments for taxes, assessments, or the like, the  
 is so paid shall bear interest at the rate set forth in the note secured hereby  
 be secured by this mortgage.

in as good order and condition as they are now and will not commit or per-  
 and tear excepted.

nts now existing or hereafter erected on the mortgaged property insured as  
 e Mortgagee against loss by fire and other hazards, casualties and contin-  
 periods as may be required by the Mortgagee and will pay promptly, when  
 provision for payment of which has not been made hereinbefore. All insur-  
 oved by the Mortgagee and the policies and renewals thereof shall be held  
 ere to loss payable clauses in favor of and in form acceptable to the Mort-  
 l give immediate notice by mail to the Mortgagee, who may make proof of  
 and each insurance company concerned is hereby authorized and directed  
 to the Mortgagee instead of to the Mortgagor and Mortgagee jointly, and the  
 , may be applied by the Mortgagee at its option either to the reduction of  
 he restoration or repair of the property damaged. In event of foreclosure of  
 to the Mortgaged property in extinguishment of the indebtedness secured  
 the Mortgagor in and to any insurance policies then in force shall pass to

rents, issues, and profits of the mortgaged premises from and after any de-  
 edings be instituted pursuant to this instrument, then the Mortgagee shall  
 nted of the rents, issues, and profits, who, after deducting all charges and  
 nd the execution of his trust as receiver, shall apply the residue of the  
 yment of the debt secured hereby.

rt thereof, be condemned under any power of eminent domain, or acquired for  
 nd the consideration for such acquisition, to the extent of the full amount of  
 e note secured hereby remaining unpaid, are hereby assigned by the Mortgagor  
 hwith to the Mortgagee to be applied by it on account of the indebtedness se-

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