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1. The mortgagor shall, and in addition to the monthly payments of principal and interest provided for under the terms of this mortgage, pay to the Mortgagee on the first day of each month until the said note is fully paid the following sums:

A. The amount of all taxes, assessments, and charges of every kind levied or assessed against the premises, including the taxes and assessments levied or assessed against the premises by the Secretary of Housing and Urban Development, and the National Housing Act.

B. Insurance, including fire, theft, and other risks, which shall be maintained under the provisions of the National Housing Act, and sufficient to insure the premises in the hands of the holder of the mortgage until the date of the maturity of the mortgage, and the amount of the premium for such insurance shall be paid to the Secretary of Housing and Urban Development pursuant to the National Housing Act as amended, or applicable Regulations thereunder.

C. If at any time the mortgage is in default, and this mortgage is held by the Secretary of Housing and Urban Development, the mortgagee, in lieu of a mortgage insurance premium, which shall be an amount equal to one percent (1%) of the principal amount of the mortgage, shall pay to the Secretary of Housing and Urban Development the following amounts, if applicable:

A. The amount of the principal amount of the mortgage, plus the premiums that will next become due and payable, including taxes and other charges, including the mortgage interest plus taxes and assessments next due on the mortgaged property, all as estimated by the Mortgagee, less all sums already paid thereon divided by the number of months to lapse of the mortgage, plus the late charges, which, together with the premiums, taxes, and assessments, will be due and payable to the Secretary of Housing and Urban Development, and the amount of the premium for such insurance shall be paid to the Secretary of Housing and Urban Development pursuant to the National Housing Act as amended, or applicable Regulations thereunder.

All payments made by the mortgagor under the provisions of this paragraph, and all payments to be made under the provisions of this paragraph, shall be tendered together and the mortgagee, at its option, shall be entitled to apply the same to the mortgage, and the balance of the mortgage shall be applied to the mortgage, and the balance of the mortgage shall be applied to the mortgage, and the balance of the mortgage shall be applied to the mortgage.

4. The mortgagor shall, under the provisions of this mortgage, with the Secretary of Housing and Urban Development, a monthly statement of the mortgagee's performance under the mortgage, which shall include:

- I. Taxes, assessments, and charges of every kind levied or assessed against the premises;
- II. Insurance, including fire, theft, and other risks, which shall be maintained under the provisions of the National Housing Act;
- III. The amount of the premium for such insurance.

And the mortgagor shall, under the provisions of this mortgage, pay to the Mortgagee, prior to the due date of the next payment, a sum equal to the amount of the mortgagee's next payment. The Mortgagee may, at its option, charge the mortgagor's account with the amount of each payment more than fifteen (15) days in arrears to the date of the next payment, and the amount of any delinquent payments.

5. If the total of payments made by the Mortgagor under (b) of paragraph 2 preceding shall exceed the amount of payments actually made by the Mortgagee for taxes or assessments or insurance premiums, as the case may be, such excess, if the loan is current, at the option of the Mortgagee, shall be credited on subsequent payments to be made by the Mortgagor, or refunded to the Mortgagor. If, however, the monthly payments made by the Mortgagor under (b) of paragraph 2 preceding shall not be sufficient to pay taxes and assessments and insurance premiums when the same shall become due and payable, then the Mortgagee shall pay to the Mortgagee any amount necessary to make up the deficiency, on or before the date when payment of such taxes, assessments, or insurance premiums shall be due. If at any time the Mortgagee shall tender to the Mortgagor, in accordance with the provisions of the note secured hereby, full payment of the entire indebtedness represented thereby, the Mortgagee shall, in computing the amount of said indebtedness, credit to the account of the Mortgagor all payments made under the provisions of (a) of paragraph 2 hereof which the Mortgagee has not become obligated to pay to the Secretary of Housing and Urban Development, and any balance remaining in the funds accumulated under the provisions of (b) of paragraph 2 hereof. If there shall be a default under any of the provisions of this mortgage resulting in a public sale of the premises covered hereby, or if the property is otherwise acquired after default, the Mortgagee shall apply, at the time of the commencement of such proceedings, or at the time the property is otherwise acquired, the balance then remaining in the funds accumulated under (a) of paragraph 2 preceding, less such amount as may be required to pay the amount of principal then remaining unpaid under the note secured hereby, and such amount as may be required to pay the amount of interest then accrued thereon, to the Mortgagor.

6. The mortgagor shall pay to the Mortgagee, on the first day of each month, the amount of all taxes, assessments, and charges of every kind levied or assessed against the premises, including the taxes and assessments levied or assessed against the premises by the Secretary of Housing and Urban Development, and the National Housing Act, and the amount of the premium for such insurance, which shall be paid to the Secretary of Housing and Urban Development pursuant to the National Housing Act as amended, or applicable Regulations thereunder. If the mortgagor fails to make such payments, the Mortgagee shall, at its option, pay the same to the Secretary of Housing and Urban Development, and the amount of the premium for such insurance shall be paid to the Secretary of Housing and Urban Development pursuant to the National Housing Act as amended, or applicable Regulations thereunder.

7. The mortgagor shall, under the provisions of this mortgage, with the Secretary of Housing and Urban Development, a monthly statement of the mortgagee's performance under the mortgage, which shall include:

- I. Taxes, assessments, and charges of every kind levied or assessed against the premises;
- II. Insurance, including fire, theft, and other risks, which shall be maintained under the provisions of the National Housing Act;
- III. The amount of the premium for such insurance.

8. The mortgagor shall, under the provisions of this mortgage, with the Secretary of Housing and Urban Development, a monthly statement of the mortgagee's performance under the mortgage, which shall include:

9. The mortgagor shall, under the provisions of this mortgage, with the Secretary of Housing and Urban Development, a monthly statement of the mortgagee's performance under the mortgage, which shall include:

10. The mortgagor shall, under the provisions of this mortgage, with the Secretary of Housing and Urban Development, a monthly statement of the mortgagee's performance under the mortgage, which shall include:

not execute or file for record any instrument which imposes a restriction upon the sale or occupancy of the mortgage property on the basis of race, color, or creed. Upon any violation of this undertaking, the mortgagor may, at its option, declare the unpaid balance of the mortgage immediately due and payable.

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