

19. A Lender hereby covenants that it will not declare this mortgage or the note which it secures in default until it has given the Owner, his heirs and assigns, written notice, at the address set forth in Paragraph 1 of this mortgage, of the default (setting forth therein the specific reasons and grounds) and unless such default shall not have been corrected by Owner or Borrower or their heirs, successors or assigns within thirty (30) days from the date the notice was postmarked or from the date such notice was personally served. The Owner shall have the option, but is not required, to cure any violation of the terms of this mortgage, the note which it secures, or any other document or agreement relating thereto. In the event that Owner cures such default and upon payment in full of the note which this mortgage secures, Lender will thereupon assign and deliver to Owner without recourse the original note, together with all security instruments, mortgages, guarantees and other documents relating to said note and Owner will be entitled to proceed against Borrower under said documents.