

personalty and fixtures comprising a part of the Property, and that a security interest shall attach thereto for the benefit of the Mortgagee to further secure the Obligations. The Mortgagor hereby authorizes the Mortgagee to file financing and continuation statements with respect to such collateral in which the Mortgagor has a mortgagable interest, without the signature of the Mortgagor whenever lawful, and upon request, the Mortgagor shall promptly execute financing and continuation statements in form satisfactory to the Mortgagee to further evidence and secure Mortgagee's interest in such collateral, and shall pay all filing fees in connection therewith. In the event of a default under this Mortgage, the Mortgagee, pursuant to the applicable provision of the Uniform Commercial Code, shall have the option of proceeding as to both real and personal property in accordance with its rights and remedies in respect of the real property, in which event the default provisions of the Uniform Commercial Code shall not apply. The parties agree that in the event the Mortgagee elects to proceed with respect to collateral constituting personalty or fixtures separately from the real property, thirty (30) days' notice of the sale of such collateral shall be reasonable notice.

19. Contemporaneous Mortgages. This Mortgage is being made contemporaneously with six other mortgages or deeds to secure debt (herein collectively called the "Contemporaneous Mortgages") made or granted by the Mortgagor covering the