

TOGETHER WITH all right, title and interest of Mortgagor and Fee Owner in and to all options to purchase or lease the Property or any portion thereof or interest therein, and any greater estate in the Property owned or hereafter acquired by Mortgagor and Fee Owner.

TOGETHER WITH all interests, estate or other claims, both in law and in equity, which Mortgagor or Fee Owner now has or may hereafter acquire in the Property.

TOGETHER WITH all of the right, title and interest of Mortgagor and Fee Owner in and to that certain cross-easement and maintenance agreement of even date herewith between Mortgagor and Fee Owner.

TOGETHER WITH all easements, rights-of-way and rights used in connection therewith or as a means of access thereto or which are otherwise of benefit thereto to the users thereof, and all tenements, hereditaments and appurtenances thereof and thereto.

TOGETHER WITH all right, title and interest of Mortgagor and Fee Owner, now owned or hereafter acquired, in and to any land lying within the right-of-way of any street, open or proposed, adjoining the Property, and any and all sidewalks, alleys and strips and gores of land adjacent to or used in connection with the Property.

TOGETHER WITH all right, title and interest of Mortgagor and Fee Owner in and to all tangible personal property (the "Personal Property") used in connection with the management or operation of the Property and listed on Exhibit B attached hereto and by this reference incorporated herein and all Personal Property of a like nature hereafter acquired by Mortgagor for use in connection with the management or operation of the Property.

TOGETHER WITH any and all of Mortgagor's and Fee Owner's rights, if any to (i) warranties and guarantees by manufacturers, suppliers and installers pertaining to the condition of the Improvements and the Personal Property, (ii) licenses and permits as to all or any portion of the Property which may be lawfully assigned and (iii) management agreements, service contracts and insurance policies as to the Property which may be lawfully assigned.