

or in any wise appertaining, forever.

PROVIDED ALWAYS and these presents are upon this express condition that whereas the said Mortgagors, Tom O. Akin and Dorothy G. Akin have this day executed and delivered their one certain promissory note (and any extension or renewal thereof) for the principal sum of Thirty-five Thousand Dollars (\$35,000.00), with interest at the rate of four and one-half ($4\frac{1}{2}\%$) percent per annum, principal and interest payable in installments as therein provided in favor of Mortgagee, or its order.

Now if said Mortgagors shall pay or cause to be paid to said Mortgagee, its successors or assigns, said sum of money in the above described note mentioned, together with the interest thereon, according to the terms and tenor of the same, then these presents shall be wholly discharged and void; and otherwise shall remain in full force and effect. But if said sum or sums of money or any part thereof or any interest thereon is not paid when the same is due, or if the taxes and assessments of every nature which are or may be assessed or levied against said premises or any part thereof are not paid when the same are by law made due and payable, or if Mortgagors fail to keep the property herein described insured in the manner and to the extent hereinafter set forth, or if the Mortgagors fail to perform any other covenant and agreement required of them to be kept and performed as herein set forth, or if there be breach of any of the covenants or agreements required of Mortgagors in the note hereinbefore described, or the occurrence of any of the events or contingencies as in said note set forth, then the whole of said sum and sums (as described) and interest thereon, shall, and by these presents become due and payable, and the said Mortgagee, its successors or assigns, shall be entitled to the possession of said premises.