

the second part or assigns shall at its or their option, be entitled to be subrogated to any lien, claim or demand paid or discharged with the money loaned and advanced by the party of the second part and secured by this mortgage. And the party of the second part, or assigns, may pay and discharge any liens that may exist against above described real estate that may be prior and senior to the lien of this mortgage and the money so paid shall become a part of the lien of this mortgage and bear interest at the rate of ten per cent per annum. In case of foreclosure said party of the second part, or assigns shall be entitled to have a receiver appointed by the Court, who shall enter and take possession of the premises, collect the rents and profits thereon and apply the same as the Court may direct. Privilege is given the said parties of the first part, their heirs or legal representatives, to make payments on said principal note in sums of One Hundred Dollars, or any multiple thereof at the maturity of any one of the aforesaid interest coupons, and the amount so paid shall be credited on said principal note, whereupon each of said interest coupons, not then matured shall have a rebate credit in a sum equal to five per centum of the amount so paid and credited on said principal note. The foregoing conditions covenants and agreements being performed this mortgage shall be void and shall be released by the party of the second part at the costs and expense of the said