

THE MORTGAGOR AS AFORESAID COVENANTS, AGREES AND WARRANTS: To be at the delivery hereof, lawfully seized in fee simple of the real estate hereby conveyed and to have good right to sell and convey the same as aforesaid; that the said real estate is free and clear of all incumbrances and liens; and with heirs, executors, administrators and assigns, warrant, and will defend the same unto said mortgagee, against all claims or demands; not commit nor suffer waste and not to cultivate any land now in grass without the written consent of mortgagee; to keep all buildings, fences and other improvements on said