

and shall also, in such event, at the request costs and charges in the law of the said mortgagor [or mortgagors] his [her or their] heirs or assigns, convey and assure unto the said mortgagor [or mortgagors] his [her or their] heirs or assigns, or to such person or persons as he [she or they] shall direct and appoint, all such parts of the said lands, tenements, hereditaments and premises as shall remain unsold for the purposes aforesaid, freed and absolutely discharged of and from all estate, lien, charge and incumbrance whatsoever by the said mortgagee [or mortgagees] his [her or their] heirs or assigns in the meantime, so as no person who shall be required to make or execute any such assurances, shall be compelled for the making thereof to go or travel from his [or her] usual place of abode; provided, always, and it is hereby further declared and agreed by and between the parties to these presents, that notwithstanding the power of sale, and other the powers and provisions contained in these presents, the said mortgagee [or mortgagees] his [her or their] heirs or assigns shall have and be entitled to his [her or their] right of foreclosure of the equity of redemption of the said mortgagor [or mortgagors] his [her or their] heirs and assigns in the said lands, tenements, hereditaments and premises as fully and effectually as he [she or they] might have exercised and enjoyed the same in case the power of sale and the other former provisos and trusts incident thereto had not been herein contained.

15. Proviso that in default of the payment of the interest hereby secured the principal hereby secured shall become payable.

15. Provided always, and it is hereby further expressly declared and agreed by and between the parties to these presents that if any default shall at any time happen to be made of or in the payment of the interest money hereby secured or mentioned or intended so to be or any part thereof then and in such case the principal money hereby secured or mentioned or intended so to be and every part thereof shall forthwith become due and payable in like manner and with the like consequences and effects to all intents and purposes whatsoever as if the time herein mentioned for payment of such principal money had fully come and expired, but that in such case the said mortgagor [or mortgagors] his [her or their] heirs or assigns shall on payment of all arrears under these presents with lawful costs and charges in that behalf at any time before any judgment in the premises recovered at law or within such time as by the practice of equity relief therein could be obtained, be relieved from the consequences of non-payment of so much of the money secured by these presents or mentioned or intended so to be as may not then have become payable by reason of efflux of time.

16. Proviso, that until default of payment the mortgagor [or mortgagors] shall have quiet possession of the said lands.

16. And provided also, and it is hereby further expressly declared and agreed by and between the parties to these presents, that until default shall happen to be made of or in the payment of the said sum of money hereby secured or mentioned, or intended so to be, or the interest thereof, or the doing, observing, performing, fulfilling