

security keep insured against loss or damage by fire, the messuages and buildings erected on the said lands, tenements, hereditaments and premises hereby conveyed or mentioned, or intended so to be, in the sum of

of lawful money of Canada, at the least, in some respectable insurance office, to be approved of by the said mortgagee [or mortgagees,] his [her or their] heirs or assigns, and pay all premiums and sums of money necessary for such purpose, as the same shall become due, and will on demand assign, transfer, and deliver over unto the said mortgagee [or mortgagees,] his [her or their] heirs, executors, administrators or assigns, the policy or policies of assurance, receipt and receipts thereto appertaining.

13. And the said mortgagor [or mortgagors] doth [or do] release to the said mortgagee [or mortgagees,] all his [her or their] claims upon the said lands subject to the said proviso.

13. And the said mortgagor [or mortgagors] hath [or have] released, remised, and forever quitted claim, and by these presents doth [or do] release, remise, and forever quit claim unto the said mortgagee [or mortgagees] his [her or their] heirs and assigns, all and all manner of right, title, interest, claim and demand whatsoever, both at law and in equity of, unto and out of the said lands, tenements, hereditaments, and premises hereby conveyed or mentioned, or intended so to be and every part and parcel thereof, so as that neither the said mortgagor [or mortgagors] his [her or their] heirs, executors, administrators, or assigns, shall or may at any time hereafter have claim, pretend to, challenge or demand the said lands, tenements, hereditaments and premises, or any part thereof, in any manner howsoever subject always to the said above proviso; but the said mortgagee (or mortgagees) his (her or their) heirs or assigns, and the said lands, tenements, hereditaments and premises, subject as aforesaid, shall from henceforth forever hereafter be exonerated and discharged of and from all claims and demands whatsoever, which the said mortgagor [or mortgagors] his [her or their] heirs or assigns might or could have, upon the said mortgagee [or mortgagees] his [her or their] heirs or assigns in respect of the said lands, tenements, hereditaments and premises, or upon the said lands, tenements, hereditaments and premises.

14. Proviso, that the said mortgagee [or mortgagees] on default of payment for months, may enter on and lease or sell the said lands.

14. Provided always, and it is hereby declared and agreed by and between the parties to these presents, that if the said mortgagor [or mortgagors] his [her or their] heirs, executors or administrators shall make default in any payment of money or interest according to the true intent and meaning of these presents, and of the proviso in that behalf hereinbefore contained and calendar months shall have thereafter elapsed, without such payment being made [of which default, as also of the continuance of the said principal money and interest, or some part thereof, on this security, the production of these presents shall be conclusive evidence] it shall and may be lawful to and for the said mortgagee [or mortgagee] his [her or their] heirs or assigns, without any further consent or concurrence of the said mortgagor [or mortgagors], his