

do hereby release all rights of dower in and to said premises and relinquish and convey all their rights of homestead therein.

Fifth that they will pay to said second party or order at the office of the Interstate Mortgage Trust Company in Greenfield Mass., twenty-two hundred dollars on the first day of February A. D. 1913 with interest thereon from date until paid at the rate of six per cent per annum payable semi-annually on the first days of February and August in each year and in accordance with the one promissory note of the said party of the first part, with coupons attached of even date herewith.

Sixth. In the case of default of ^{payment of} any sum herein covenanted to be paid for the period of ten days after the same comes due or in default of performance of any covenant herein contained the said first party agrees to pay to the said second party and its assigns interest at the rate of ten (10) per cent per annum computed semi-annually on said principal note from the date thereof to the time when the money shall be actually paid. Any payment made on account of interest shall be credited in said computation so that the total amount collected shall be and not exceed the legal rate of ten per cent.

Seventh: the said first party agrees