be made in the payment of any part of either said principal or interest notes when the same become due, or in case of default in the payment of any installment of taxes or assessments upon said premises or upon said loan or the premium for said fire insurance when the same become due or in case of the breach of any covenant or condition herein contained the whole of said principal sum named herein and interest thereon shall become immediately due and payable and this mortgage may be foreclosed accordingly. And it is also agreed that in the event of any default in payment or breach of any covenant or condition herein the rents and profits of said premises are pledged to the party of the second part or its assigns as additional collateral security and said party of the second part or assigns shall be entitled to possession of said premises by Receiver or otherwise

Fifth: It is hereby further agreed and understood that this mortgage secures the payment of the principal note and interest herein described and all renewal principal or interest notes that may be hereafter given, in the event of any extension of time for the payment of said principal debt to evidence said principal or the interest upon the same during the said time of extension

Sixth, Said parties of the first part hereby agrees ~~hereby agree~~ that in the event