at any time thereafter to give to the trustee for the benefit of the holder or holders thereof such security as the trustee shall think sufficient for the payment of such bonds and coupons respectively,

And from and after the giving of such security the mortgaged premises shall be liberated from the trusts herein declared for securing the payment of such bonds and coupons not presented and a release and discharge of this mortgage shall be executed by the Trustee in the same manner as if the said bonds and coupons not presented had been paid. And the certificate of the treasurer of the mortgagor or of such other officer thereof, as the trustee shall think proper, that certain bonds and coupons in such certificates specified have not been presented for payment shall be sufficient evidence of that fact to authorize the trustee to act under the power or trust lastly hereinbefore contained.

Other Rights of Foreclosure.

11. The powers and trusts for sale and entry herein contained shall not be construed to limit or take away any other right or remedy of foreclosure or sale, and the trusts, power and provisions hereof are declared to be in addition to all the rights and remedies which the trustee and the holders of the bonds may otherwise have at law or in equity.

And upon any event when the security hereof shall be enforceable the trustee may in its discretion and notwithstanding any request to sell or enter as aforesaid, institute proceedings for the foreclosure of this mortgage, or for the sale of the mortgaged premises instead of exercising the said power of trust for sale or entry or may otherwise proceed at law or in equity to enforce this mortgage or the lien hereof or to enforce or protect the rights and interest of the holders of the said bonds and upon