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First Mortgage and Deed of Trust heretofore made and delivered to the MICHIGAN TRUST COMPANY and NOYES L. AVERY, TRUSTEES, may sell with the consent of the MICHIGAN TRUST COMPANY AND NOYES L. AVERY, TRUSTEES, and the TRUSTEE, herein, in writing, any portion of the premises heretofore granted and transferred. If, in the opinion of the Board of Directors of the CORPORATION, such sale or change shall be expedient, such opinion shall be expressed in a Resolution of the Board of Directors, and the TRUSTEE may, upon delivery to it of a copy of the Resolution of the Board of Directors to that effect, release from the lien and operation of this DEED OF TRUST, any part of the premises or personal property hereby mortgaged, provided that the money from such sale or sales shall be paid to MICHIGAN TRUST COMPANY and NOYES L. AVERY, TRUSTEES, or to the TRUSTEE herein, for application to the discharge of the Bonds and coupons heretofore issued under either said First Mortgage or Deed of Trust, or in the discharge of the Bonds and coupons hereinunder issued, in the manner set forth in Section Fifteen (15), or be set aside to be applied by the Corporation in the payment for other real or personal property, or in the betterment of, or in the addition to some part of the premises mortgaged hereby, and until so applied such money shall be held by MICHIGAN TRUST COMPANY and NOYES L. AVERY, TRUSTEES, and the TRUSTEE herein. Any new property so acquired by the CORPORATION shall ipso facto become and be subject to the lien of the First Mortgage and Deed of Trust or of this Deed of Trust, as fully as if specifically mortgaged or pledged hereby to MICHIGAN TRUST COMPANY and NOYES L. AVERY, TRUSTEES, or to the TRUSTEE herein, but if requested the CORPORATION shall execute special instruments of encumbrance upon such property.

SIXTH; The CORPORATION covenants and agrees that it shall and will promptly pay the principal and interest on the BONDS hereby executed at the time and in the manner specified in said BONDS, and coupons attached thereto, without deduction from either such principal or interest due on account of any United States, municipal or other tax or taxes (except Estate Tax and Federal Income Tax in excess of 2%) which the CORPORATION, its successors or assigns, may be required to pay or deduct therefrom, and the CORPORATION covenants and agrees to pay all of said tax or taxes.

THE CORPORATION further covenants and agrees that it shall and will from time to time, promptly pay and discharge, or cause to be paid or discharged, all taxes, rates, levies or assignments and charges ordinary or extraordinary, levied or imposed upon the premises and property mortgaged, to the TRUSTEE, to secure the payment of the BONDS issued hereunder, or any part thereof, the lien of which might or could be held prior or equal to this DEED OF TRUST, so that the same shall not fall in arrears and so that the priority of this DEED OF TRUST given to secure said BONDS shall be preserved.

THE CORPORATION further covenants and agrees that it will not create nor suffer any mechanics, laborers or other liens to be created upon the premises and property mortgaged to secure the BONDS issued hereunder, whereby the liens of this DEED OF TRUST might or could be impaired, until the BONDS so executed hereunder, with the interest accrued thereon, shall be fully paid and satisfied.

SEVENTH; A Sinking Fund may be created by and with the consent of MICHIGAN TRUST COMPANY and Noyes L. Avery, TRUSTEES, for the redemption of the Bonds issued hereunder, in such sum or sums or in any manner that may be determined by the Board of Directors of the CORPORATION; such Sinking Fund, if created by the Board of Directors, shall be used in the purchase of outstanding Bonds at the lowest price at which they may be had, and exceeding, however, the face value of said Bonds, plus accrued interest, and if the Bonds can be so purchased, such monies shall be used in the redemption of the Bonds in the following manner;