

Prepared by and Return to:

File No. _____

LabelParcelIDNo _____

Prepared by:

File No. _____

Return to:

Premises:

LabelParcelIDNo _____

Know all Men by These Presents

That

(hereinafter called the Obligor), is held and firmly bound unto

(hereinafter called the Oblige), in the sum of

_____ (\$_____),

lawful money of the United States of America, to be paid to the Obligee, to which payment, well and truly to be made, the Obligor does hereby bind and oblige the Obligor firmly by these Presents. Sealed with the seal of the Obligor this ____ day of _____, _____.

The Condition of this Obligation is such, that if the above bounden Obligor shall and do well and truly pay, or cause to be paid unto the above named Obligee, the just sum of _____ (\$_____),

without any fraud or further delay; and shall also keep and maintain at all times, until the full discharge of this Obligation, a fire insurance policy or policies, with extended coverage endorsement, in good and approved company or companies, duly assigned as collateral security to the Obligee to an amount not less than _____ (\$_____), in form as shall be required and be satisfactory to Obligee, upon the buildings on the premises mortgaged by the Mortgage securing this Obligation; and shall produce to the said Obligee, on or before the First day of _____ of each and every year receipts for all taxes, water rent and sewer rent of the current year assessed upon the mortgaged premises and also receipts for all other charges and claims which shall or might have priority in lien or payment to the debt secured hereby; and shall keep and maintain said mortgaged premises in good condition and repair and shall not cause any structural or material change to be made without first having secured the approval, in writing, of Obligee; then the above Obligation to be void, or else to be and remain in full force and virtue;

Provided however, and it is hereby expressly agreed: that if at any time default shall be made in payment of said principal sum or any balance thereof at maturity or of an installment of principal and interest as aforesaid, for the space of _____ days after any payment thereof shall fall due; or, in the prompt and punctual maintenance of said fire insurance with extended coverage so assigned as aforesaid; or, in such production to the Obligee, on or before the First day of January of each and every year, of receipts for such taxes, water rents and sewer rents of the current year upon the premises mortgaged and receipts for all other charges and claims which shall or might have priority in lien or payment to the debt secured hereby; or, shall fail to keep and maintain said mortgaged premises in good condition and repair, or, without written approval shall cause a structural or material change to be made: then and in such event the whole principal debt aforesaid, or so much thereof as shall then remain unpaid shall, at the option of the Obligee, become due and payable immediately, and payment of said principal debt, or all unpaid installments thereof, and all interest thereon, may be enforced and recovered at once, anything herein contained to the contrary notwithstanding; that thereupon a Writ of Execution is properly issued upon the Judgment obtained upon this Obligation, or by virtue of the warrant of attorney herein stated, or a Complaint or any other legal proceeding is properly filed, based upon the accompanying Indenture of Mortgage, an attorney's commission for collection, viz: Five percent of the indebtedness or Two Hundred Dollars, whichever is the larger amount, shall be payable and recovered in addition to all principal and interest then due, besides cost of suit.

And further, the Obligor hereby authorizes and empower the Prothonotary, Clerk of Court or any attorney of any Court of record of Pennsylvania, or elsewhere, in an appropriate form of action there or elsewhere brought or to be brought against Obligor at the suit of the Obligee, on the said Obligation, as of any term, past, present, or any other' subsequent term or time, there or elsewhere to be held, to appear for and to enter or confess judgment against Obligor for the sum of _____ (\$_____), Dollars, lawful money of the United States of America, with or without declaration filed, besides costs of suit, and an attorney's fee or commission determined as hereinbefore stated. And the Obligor does hereby remise, release, and forever quit claim unto the Obligee any and all manner of error and errors, misprisions,

misentries, defects and imperfections whatever, in the entering of the said judgment, or any process or proceedings thereon or thereto, or anywise touching or concerning the same.

And, the Obligor hereby expressly waives and relinquishes unto the Obligee all benefit that may accrue to Obligor by virtue of any and every law now or hereafter in force to exempt from levy and sale on execution the premises described in the aforesaid Indenture of Mortgage or any other property whatsoever. real or personal or any part of the proceeds arising from any sale thereof.

In the Event that there is more than one party named herein as Obligee or Obligor, the word "Obligee" or "Obligor" wherever occurring herein shall mean the plural. The masculine herein shall refer to and include the feminine as well as the corporate gender. The Obligation, responsibility and liability of each and every part hereto, and also the authority and powers conferred herein, shall be joint and several and shall inure to the benefit of and bind each and every party hereto and his, her, its and their, and each of their respective heirs, executors, administrators, successors and assigns.

In witness whereof, the said Obligor has hereunto set his hand and seal the day and year first above written.

Sealed and Delivered }
IN THE PRESENCE OF US:

_____ {SEAL}
Buyer1Name

_____ {SEAL}
Buyer2Name

_____ {SEAL}
Buyer3Name

_____ {SEAL}
Buyer4Name

Bond and Warrant

TO

For \$_____