

conveyance, sale, transfer or lease (other than leases of portions of the Mortgaged Property in the normal course of operation thereof) of the Mortgaged Property, or any part thereof; (ii) any general partner's interest in the Mortgagor shall be transferred, sold, assigned, hypothecated or otherwise pledged; or (iii) the Mortgagor shall be dissolved or liquidated.

(f) Covenants, etc. The Mortgagor shall default in the performance or observance, or there shall occur any breach of, any other covenant, agreement, term or condition contained in this Mortgage, and such default shall continue for a period of thirty (30) days after written notice thereof shall have been given to the Mortgagor by the Mortgagee, or in the case of any such default which cannot with due diligence be cured within such thirty (30) day period, the failure of the Mortgagor to proceed to cure the same within such thirty (30) day period and thereafter to prosecute the curing of such default with due diligence.

(g) Bankruptcy; Assignment for Creditors. If the Mortgagor (or any of its general partners) shall make any assignment for the benefit of creditors or shall be adjudged bankrupt, or if a receiver is appointed for the Mortgagor (or any of its general partners) and the appointment of such receiver, if involuntary, is not vacated within sixty (60) days