

recorded in Deed Vol. 1003 at Page 332 by failing to commence work on the improvements within the required time or by failing to complete said improvements within the required time, such failure shall not prejudice the first mortgage lien referred to above.

2. Should the said Redevelopment Authority not furnish the Church with an appropriate instrument certifying to the satisfactory completion of the improvements as called for under Paragraph 1 C of the general covenants, such failure shall not prejudice the first mortgage lien referred to above.

3. Should the Church or any successor in interest abandon or substantially suspend construction work and should said abandonment or suspension not be remedied and cured within three (3) months after written demand by said Redevelopment Authority as set out in Paragraph 2 A (a) of the special covenants recorded in Deed Vol. 1003 at Page 332, or should the Church or successor in interest fail to pay real estate taxes or assessments on the property when due or place any lien or encumbrance thereon over and above those necessary for making the improvements which would exceed the purchase price of the property as paid for by the Church or should any levy, attachment or material men's or mechani's liens or other such lien or encumbrance attach, and such taxes or assessments not be paid or lien or encumbrance removed within ninety (90) days after written demand of said Redevelopment Authority, as called for under Paragraph 2 A (b) of the special covenants, or should the Church violate the Contract of Sale executed between the Church and said Redevelopment Authority or there be any transfer of the property or any part thereof, or any change in the ownership of the Church or change in control of the Church and any such violation not be cured within sixty (60) days after written demand to the Church by said Redevelopment Authority as is set out in Paragraph 2 A (c) of said special covenants, any such violation or violations shall not prejudice the first mortgage lien referred to above.

4. That should said \$600,000.00 first mortgage loan be refinanced

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