

the purchaser at such sale, then become and be tenants holding over, and shall forthwith deliver possession to such purchaser, or be summarily dispossessed in accordance with the laws applicable to tenants holding over.

24. Assignment. This Mortgage is assignable by the Mortgagee, and any assignment of the same by the Mortgagee shall operate to vest in such assignee the same right, title and interest as was vested in the Mortgagee and all rights and powers herein conferred.

25. Sale in Parcels, Etc. In the event of a foreclosure of this Mortgage or upon any sale under this Mortgage pursuant to judicial proceedings or otherwise, the Mortgagor will not object and hereby waives any defense to the sale of the property in one parcel and as an entirety or in such parcels, manner or order as the Mortgagee in its reasonable discretion may select. Failure to join tenants as defendants in any foreclosure action or suit shall not constitute a defense thereto.

26. Waiver of Redemption, Etc. The Mortgagor, for itself and its successors and assigns, hereby irrevocably waives and releases to the extent permitted by law.

- (a) Any right of redemption after the date of any sale of the property upon foreclosure, whether statutory or otherwise, in respect of the property now or hereafter in force;
- (b) The benefit of any and all valuation and appraisement laws now or hereafter in force;
- (c) All exemption laws whatsoever and all moratoriums, extensions or stay laws or rules, or orders of Court in the nature of either of them, now or hereafter in force; and
- (d) Any right to have the property marshalled upon any foreclosure of this Mortgage.