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Mail to: Waterfield Mortgage Co., Inc.
P. O. Box 600
South Bend, IN 46624

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REAL ESTATE MORTGAGE

THIS INDENTURE WITNESSETH THAT RICHARD G. HINES and
SHERRY L. HINES, husband and wife
(hereinafter called "Mortgagor") Mortgages and Warrants to
WAYNE MORTGAGE COMPANY, INC. (hereinafter
called "Mortgagee"), an Indiana Corporation, to secure an indebtedness
of Nine thousand four hundred eighty-eight and - - - - - 64/100 Dollars
(\$ 9,488.64), the last installment of which is scheduled to be
paid on July 1, 19 87, the following described real estate
located in Lake County, Indiana, to wit:

Lot 4, Block 4, Hillcrest Heights Third Addition, Unit No. 2, in the City of Hobart,
as shown in Plat Book 32, page 67, Lake County, Indiana.

STATE OF INDIANA, ss. H.H.
LAKE COUNTY, ss. H.H.
JUN 30 10 39 AM '80
WILLIAM BIELSKI JR
RECORDER

(hereinafter called "the real estate") and to secure the performance
of all covenants and agreements herein contained. Improvements and
fixtures which may hereafter become a part of the real estate are also
subject to this mortgage. The Mortgagor expressly agrees to pay the
sum of money above stated according to the terms of the promissory
note which evidences said obligation, and upon failure to do so, or
upon default by Mortgagor in respect to any of the terms, covenants,
and agreements herein contained, the Mortgagee may at its election
and without notice declare the entire unpaid balance and all other
sums due under the note or this mortgage immediately due and payable,
without relief from valuation or appraisal laws and, after such
default and after referral to an attorney not an employee of mortgagee,
with reasonable attorney fees; provided, however, that upon payment in
full or entry of judgment on the Note secured hereby, credit will be
given for unearned portion of loan finance charge pursuant to the
Indiana Uniform Consumer Credit Code.

Mortgagor further covenants and agrees:

1. Mortgagor shall pay all taxes and assessments upon the
real estate when due and shall maintain fire and extended coverage
insurance on the real estate. Insurance shall be provided in an
amount, and by an insurer, and with terms and conditions satisfactory
to Mortgagee, and shall contain a standard mortgage clause for the
benefit of Mortgagee.
2. Mortgagor shall maintain the real estate in a good state
of repair and in a sanitary condition, shall not commit waste, and
shall comply with all laws, ordinances or governmental regulations
pertaining thereto. Mortgagor will not suffer or permit any other
liens or encumbrances to attach to the real estate, excepting only
current taxes and assessments not delinquent. No improvements or
fixtures shall be removed from the real estate without prior written
consent of Mortgagee.
3. In case of any delinquency or default hereunder the
Mortgagee is authorized, at Mortgagor's expense, to obtain a current
abstract or title search for use in connection with any proposed

