

618386

*Wirtz Realty  
15000 Lakeside P.O.*

618386

### Real Estate Mortgage

This Indenture Witnesseth, That Bernard G. Wirtz and Patricia A. Wirtz, husband and wife

of Lake County, in the State of Indiana

Mortgage and Warrant to Leonard Dixon and Joanne Dixon, husband and wife

of Lake County, in the State of Indiana, the following described

Real Estate in Lake County, in the State of Indiana, as follows, to-wit:

The West  $\frac{1}{2}$  of that part of Lot No. 27 as marked and laid down on the recorded plat of Sunny Side Addition to Crown Point described as follows: Commencing at the Northeast corner of said Lot 27 and running thence South along the East line of said Lot 27 to the Southeast corner thereof, thence West along the South line of said Lot 27 to the Southwest corner thereof, thence North along the West line of said Lot 27 a distance of 50 feet, thence Easterly to the place of beginning as shown on Plat E. 17 page 29.

This mortgage is to be junior in nature to existing mortgage on the above described property and is to be secured by promissory note in the amount of \$1,400.00 plus interest at 8%, to be paid on the terms described in said note.

FEB 22 1981  
RECORDER

and the mortgagors expressly agree to pay the sum of money above secured, without relief from valuation or appraisal laws; and upon failure to pay any one of said notes, or any part thereof, at maturity, or the interest thereon, or any part thereof, when due, or the taxes or insurance as hereinafter stipulated, then all of said notes are to be due and collectible, and this mortgage may be foreclosed accordingly. And it is further expressly agreed, that until all of said notes are paid, said mortgagors will keep all legal taxes and charges against said premises paid as they become due, and will keep the buildings thereon insured for the benefit of the mortgagee, as their interest may appear and the policy duly assigned to the mortgagee, to the amount of One thousand four hundred and no/100 Dollars, and failing to do so, said mortgagee, may pay said taxes or insurance, and the amount so paid, with 8% per cent interest thereon, shall be a part of the debt secured by this mortgage.

In Witness Whereof, the said mortgagors have hereunto set their hands and seal this 19th day of February 1981

*Bernard G. Wirtz* (Seal) *Patricia A. Wirtz* (Seal)  
Bernard G. Wirtz Patricia A. Wirtz  
(Seal) (Seal)  
(Seal) (Seal)

STATE OF INDIANA, Lake COUNTY, ss:

Before me, the undersigned, a Notary Public in and for said County, this 19th day of February 1981, came Bernard G. Wirtz and Patricia A. Wirtz

and acknowledged the execution of the foregoing instrument. Witness my hand and official seal.

My Commission expires 3/22/83 *Cheri Elser* Notary Public  
Cheri Elser  
County of Lake

This instrument prepared by:  
Bernard G. Wirtz