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CHICAGO TITLE INSURANCE COMPANY
INDIANA DIVISION

Return:

First Federal Savings and Loan
Association
707 Ridge Road
East Chicago
Munster, Indiana 46322

625075

FIRST FEDERAL SAVINGS and LOAN ASSOCIATION
of EAST CHICAGO

Attn: *Ferrina*

2

REAL ESTATE MORTGAGE

Loan No. 45868

THE UNDERSIGNED, MICHAEL JAMES BREZENE & VIVIAN ANN BREZENE

Husband & Wife

of Highland County of Lake State of Indiana hereinafter

referred to as the Mortgagor, does hereby mortgage and warrant to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF EAST CHICAGO, a United States corporation, in the City of East Chicago, Lake County, Indiana, hereinafter referred to as the Mortgagee, the following real estate in the County of Lake in the State of Indiana to-wit:

The North Half of Lot 5 & Lot 4, in Block 5
in Brantwood Addition to the Town of Highland, as
per plat thereof, recorded in Plat Book 17, page 5, in the Office of
the Recorder of Lake County, Indiana.

RE: 2274 Ridgewood, Highland, IN 46322

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
APR 16 9 10 AM '81
WILLIAM BIELSKI JR
RECORDER

Together with all buildings, improvements, fixtures or appurtenances now or hereafter erected thereon or placed thereon, including all appliances, equipment, furniture or articles, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light, power, refrigeration, ventilation or other services, and any other thing now or hereafter thereon or thereon, the furnishings of which by lease or license is customary or appropriate, including screens, window shades, storm doors and windows, floor coverings, screen doors, in-door bells, awnings, stoves and water heaters (all of which are intended to be and are hereby declared to be a part of said real estate, whether physically attached thereto or not); and also together with all contents, and the rents, issues and profits of land premises which are hereby pledged, assigned, transferred and set over with the mortgage to be effective upon default, whether now due or hereafter to become due, as provided in the Supplemental Agreement secured hereby. The Mortgagee is hereby subrogated to the rights of all mortgages, lien-holders and secured parties by the proceeds of the loan hereby secured.

TO HAVE AND TO HOLD the said property, with said buildings, improvements, fixtures, appurtenances, appliances and equipment, and with all the rights and privileges thereunto belonging, unto said Mortgagee forever, for the use herein set forth, free from all rights and benefits under the homestead exemption and release laws of any state, when said rights and benefits said Mortgagee does hereby release and waive.

THIS MORTGAGE is executed and delivered to secure

(1) The payment of a note executed by Mortgagor to the order of the Mortgagee, bearing even date herewith, in the principal sum of TWENTY THOUSAND FOUR HUNDRED SEVENTY FOUR DOLLARS AND FORTY CENTS

Dollars 20,474.40, with said principal with interest thereon as provided in said note, to be payable in monthly installments, as provided in said note, which payments are to be applied first to interest, and the balance to principal, until said indebtedness is paid in full.

(2) Any advance made by the Mortgagee to Mortgagor, or his assignor in this, for any purpose, at any time before the release and termination of the mortgage, but at no time shall this mortgage secure advances on account of said original note together with such additional advances, provided that nothing herein contained shall be construed as limiting the amount that shall be secured hereby when advances to protect the security or in accordance with covenants contained in the mortgage.

(3) All of the covenants and obligations of Mortgagor to the Mortgagee, as contained in a Supplemental Agreement dated, executed and delivered contemporaneously herewith, and reference is hereby made to the said note and Supplemental Agreement for the full terms and conditions thereof, and the same are hereby incorporated herein as fully as if written out verbatim herein.

In this instrument the singular shall include the plural, and the masculine shall include the feminine and neuter. All rights and obligations under this mortgage shall extend to and be binding upon the respective heirs, executors, administrators, successors and assigns of the Mortgagor and Mortgagee.

(4) Said mortgages premises shall not be sold or transferred without the written consent of the Mortgagee, and no contract or agreement shall be entered into by the Mortgagor whereby any one may acquire the right to a lien, mortgage or other encumbrance upon the mortgage premises, without the written consent of the Mortgagee first had and granted.

Handwritten initials and numbers:
J.C.
3/31/81
13/10

