

Wind Financial  
PO Box 4  
Pty

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659222

REAL ESTATE MORTGAGE

THIS INDENTURE WITNESSETH, That Charles K. Hodge and Linda K. Hodge, Husband and  
Wife

of Lake County, State of Indiana, whether one or more herein called Mortgagor,  
MORTGAGES AND WARRANTS to INDIANA FINANCIAL, INC. with an office located at  
U.S.#6 & CAMELOT SQUARE, P.O. BOX 4, PORTAGE, INDIANA 46368

hereafter called the Mortgagee, the following described real estate in Lake  
County, State of Indiana, to-wit:

Lot 8 in Hillcrest Heights 1st Addition, recorded in Plat Book 30, Page 6, Office  
of Recorder, Lake County, Indiana.

Commonly known as 2400 East Home Avenue, Hobart, Indiana 46342

PIONEER NAT'L. TITLE INS. CO.  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
FEB 16 11 25 AM '82  
WILLIAM BIELSKI JR  
RECORDER

together with all buildings, improvements, appurtenances, and fixtures attached, erected or  
used in connection with the real estate or hereafter acquired, attached, erected, appurtenant  
or used in connection with the real estate, and together with all rents, issues, income,  
profits, rights, privileges, interests, easements and hereditaments thereof.

This mortgage is given to secure the payment of Mortgagors Promissory Note payable to the  
Mortgagee dated February 9, 19 82 in the amount of Ten Thousand Six Hundred  
Thirty Nine and 79/100 Dollars----- (\$10,639.79-----)

"Amount Financed" with a final payment due and payable on February 16, 1987  
together with interest and any extensions or renewals thereof and likewise to secure the  
performance by the Mortgagor of all of Mortgagors covenants, agreements, promises, payments,  
and conditions contained in this mortgage, or the Note it secures, or any other instruments  
signed by the Mortgagor in conjunction with the indebtedness secured by this mortgage, and  
likewise to secure any and all future indebtedness of the Mortgagor to the Mortgagee, which  
indebtedness refers to this Real Estate Mortgage.

The Mortgagor for himself, his heirs, executors, administrators, successors, and assigns  
covenants and agrees with said Mortgagee, its successors and assigns as follows:

1. If there is a default in the payment of any indebtedness hereby secured or in  
the performance of any of the Mortgagor's covenants set forth in this mortgage or other  
instruments signed in conjunction with the indebtedness this mortgage secures, or if  
Mortgagor should abandon the aforesaid property, or if said real estate or any part  
thereof should be attached, levied upon or seized, or if the Mortgagor should become  
bankrupt or insolvent or make an assignment for the benefit of creditors, or if a  
receiver should be appointed for the Mortgagor, then the entire indebtedness aforesaid  
shall, at Mortgagee's option, become immediately due and payable, without notice or  
demand, and the real estate shall be subject to foreclosure of this mortgage, and the  
Mortgagee if it elects to foreclose the same shall become entitled to the immediate  
possession of the aforesaid property together with the rents, issues, income and profits  
therefrom and all amounts due are payable without relief from valuation or appraisal  
laws and Mortgagor will pay all costs and attorneys' fees incurred by Mortgagee in the  
enforcement of the terms of the above mentioned mortgage.

2. For the duration of any indebtedness hereby secured: (a) the Mortgagor will  
keep the aforesaid property in its present state of repair, normal wear and tear excepted;  
(b) Mortgagor will pay all taxes and assessments imposed on the said property and will  
otherwise take such action and exercise such forbearance as may be necessary in order  
that the said property shall not hereafter become subject to any lien or encumbrance  
superior to this Mortgage; (c) Mortgagor will procure and maintain insurance with insurance  
companies acceptable to Mortgagee, against damage to or destruction of the improvements  
included in said real estate by fire or windstorm or by any cause customarily included  
in the term "extended coverage", such insurance to be in a sum not at any time less than  
the value of such improvements or the total of the indebtedness then hereby secured plus  
all taxes, assessments, and indebtedness then secured by any liens or encumbrances superior  
hereto on such real estate, whichever is smaller, and to be payable to the Mortgagee as its  
interest may appear; (d) Mortgagor will deliver the policy or a certificate evidencing said  
insurance to the Mortgagee and will allow Mortgagee possession of the same, and a Mortgagee  
may collect the proceeds of any insurance.

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