REAL ESTATE MORTAGE



836425

THIS MORTGAGE SECURES FUTURE ADVANCES

THIS INDENTURE WITNESSETH, that the Mortgagor (all, if more than or	ne)John M. Kopil and Teresa Kopil, h-w
, resident inL $arepsilon$	County, Indiana, grants to the Mortgagee,
Transamerica Finar	ncial Services
7 51 West 78th	Place
(Branch Add Merrillville	ress) TN 46410
PIGILITIVITIES	TIC TOTAL
with mortgage covenants, to secure the payment of a promissory note, dated note of the principal amount (Amount Financed) of \$ 23,716.51	dJanuary 9, 1986 and all other obligations of Mortgagor to Mortgagee, the following
described REAL ESTATE together with improvements thereon situated in Inc	
Lot 304, Turkey Creek Meadows, Unit 5, as shown :	in Plat Book 36, page 29, Lake County, Indiana
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	THE STATE OF THE S
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The Mortgagor expressly agrees to pay the sum of money above secured wit State of Indiana. All obligations of the Mortgagor to Mortgagee shall bec default.	
Should Mortgagor sell, convey, or give up title voluntarily or involuntarily Mortgagee first being obtained, then Mortgagee shall have the right, at its o	· · · · · · · · · · · · · · · · · · ·
(See reverse side for ad	
	O. O m Nice
	John M. Kopil (Seal)
	(Seal)
	Referen Kopil (Seal)
TATE OF INDIANA)	Teresa Kopil
) ss.	
OUNTY OF Lake)	and the second s
Before me, Dennis R. White	a Notary Public in and for said county
nis 9th day of January 19 86 personally appeared the ab	5.1.
is day of 13 personally appeared the ac	
nd acknowledged the foregoing instrument to be their free act and deed.	
	() ////////////////////////////////////
My Commission Expires 3-13-87 This instrument prepared by: Dolores Sebben	Downig R White (Seal
This instrument prepared by: Dolores Sebben 6-131 MD (Rev. 2-84)	Dennis R. White Notary Public residing in Lake C
0-701 MID (UEA: 5-04)	5

ADDITIONAL TERMS

Mortgagor agrees to keep said property in good condition and repair; not to remove or demolish any building thereon; to complete or restore promptly and in good and workmanlike manner any building which may be constructed, damaged or destroyed thereon and to pay when due all claims for labor performed and materials furnished therefor; to comply with all laws affecting said property or requiring any alterations or improvements to be made thereon; not to commit or permit waste thereof; not to commit, suffer or permit any act upon said property in violation of law; to cultivate, irrigate, fertilize, fumigate, prune and do all other acts which from the character or use of said property may be reasonably necessary, the specific enumerations herein not excluding the general.

Mortgagor agrees to pay when due all taxes, liens and assessments that may accrue against the above described property and shall maintain insurance in such form and amount as may be satisfactory to the Mortgagee in said Mortgagee's favor, and in default thereof Mortgagee may (but is not obligated to do so and without waiving its right to declare a default) effect said insurance in its own name or pay such lien, tax or assessment. The premium, tax, lien or assessment paid shall be added to the unpaid balance of the obligation herein and be secured by this Mortgage and shall bear interest from the date of payment at the rate provided in the note which is secured by this mortgage.

Mortgagor agrees to appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Mortgagee and to pay all costs and expenses, including cost of evidence of title in a reasonable sum, in any such action or proceeding in which Mortgagee may appear, and in any suit brought by Mortgagee to foreclose this Mortgage.

THIS CERTIFIES that the annexed Mortgag	e to	
which is recorded in the office of the Recorder of.		
, page, has been fully paid and s	satisfied and the same is hereby rele	ased.
Witness the hand and seal of said mortgagee,	thisday of	, 19
ATTEST:		• • •
	By	(SEAL)
ASSISTANT SECRETARY BY VICE PRESIDENT		ESIDENT
STATE OF INDIANA		,
COUNTY OF SS		,
Before me, the undersigned, a Notary Public in ar	nd for said county this	day of
		·
19, came		and acknowledged the
execution of the annexed release of mortgage.		
IN WITNESS WHEREOF, I have hereunto subscrib	oed my name and affixed my offici	al seal.
My Commission expires		Notary Public

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MORTGAGE	From	To	Received for Record	dd	pages	Recorder of County Recorder's Fee, - \$