854717

REAL ESTATE MORTGAGE

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This mortgage made on the16day ofMa	<u>ay</u>	86 , between <u>Donal</u>	d L Roach	
nd <u>Charlotte M. Roach,</u> husband and	d_wife	hereinafter referred to as M	ORTGAGORS, and A	SSOCIATES FINANCIAL
ERVICES COMPANY OF INDIANA, INC., whose address	is <u>P.O. Box</u>	: 683, Hammond IN	46325	······································
diana, hereinafter referred to as MORTGAGEE.		1	1	
WITNESSETH: Mortgagors jointly and severally grant.	, bargain, sell, convey	and mortgage to Mortgage	e, its successors and	assigns, the real property
reinafter described as security for the payment of a loar erest as provided in the loan agreement which has a fin The property hereby morgaged, and described below. erests, rents and profits. TO HAVE AND TO HOLD the said property hereinafts coessors and assigns, forever; and Mortgagors hereby couthority to convey the same, that the title so conveyed is clear,	ial payment date of includes all improven er described, with all enant that mortgagor:	nents and fixtures now attac the privileges and appurten s are seized of good and pe	, 19 <u>90</u> , hed together with easi nances thereunto beloi rfect title to said prope	ements, rights, privileges, nging unto mortgagee, its
If mortgagors shall fully perform all the terms and concortgage secures, then this mortgage shall be null, void an MORTGAGORS AGREE: To keep the mortgaged proph an insurance company authorized to do business in the Startgage as its interest may appear, and if Mortgagors fail to creeding the amount of Mortgagor's indebtedness for a period to add such premium to Mortgagor's indebtedness for a period to add such premium to Mortgagor's indebtedness. If Mortgaulting from any cause whatsoever, Mortgagors agree that are repaid upon demand and if not so paid shall be secured penses incident to the ownership of the mortgaged property ainst the property during the term of this mortgage, and to pactive by a lien superior to the lien of this mortgage and exthorize Mortgagee to pay the same on their behalf, and to cleanly to exercise due diligence in the operation, managementate on the mortgaged premises, and to keep the mortgage. If default be made in the terms or conditions of the debtor of the debtor of the mortgagor of the mortgagor shall abandon the reby secured shall, at Mortgagee's option, become immentative to the mortgage. In any case, regardless of such that the rents, issues, income and profits therefrom, with or with Mortgagee in connection with any suit or proceeding to with eclosure of this mortgage, Mortgagors will pay to Mortgagee.	ditions of this mortgaged of no further force derty, including the builtate of Indiana, accept do so, they hereby aud not exceeding the tegagee elects to waive my sums advanced or when due in order that with the dereby. Mortgagors for when due, all install kisting on the date he harge Mortgagors with and occupation of the detail or make an assign upon or seized, or if emortgaged property, diately due and payable enforcement, Mortgaghout foreclosure or othoich it may be a party	e and shall pay in full in account effect. Idings and improvements the table to Mortgagee, which positionize Mortgagee to insurer mof such indebtedness and such insurance Mortgagee for urther agree: To pay all tax at no lien superior to that of the Ilments of interest and principle for the amount so paid, adding the amount so paid, adding the mortgaged property and it esent condition and repair, and of the terms of the importance of the property and it is a position of the terms of the importance of the interest and principle for the benefit of credit any of the representations, or sell or attempt to sell all oble, without notice or demangee shall be entitled to the interproceedings. Mortgagors by reason of the execution of th	ereon, fully insured at a clocy shall contain a loss or renew insurance or d to charge Mortgagors agree to be fully respethe protection or prese les, assessments, bills in mortgage and not nearly of the foregoing the same to Mortgage mprovements thereon normal and ordinary of its mortgage, or in the poilors, or have a received warranties or statement, and shall be collected in the pay all costs whill pay all costs whill pay all costs whill so the contains the collected in the pay all costs whill pay a	all times against all hazards, is-payable clause in favor on said property in a sum no switch the premium thereor ionsible for damage or los invation of the property shas for repairs and any other own existing may be created the break of the property shas in the payments, they here in the payments, they here in the payments, they here in the payment of commit or allow depreciation excepted, ayment of any installments or appointed, or should the ents of Mortgagors herein the, then the whole amount the payable in a suit at law or by of the mortgaged property ich may be incurred or paid ortgage and in the event of
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