

The mortgagor herein understand that one of the reasons that they were able to secure this mortgage was because of their ability to repay the loan, and this mortgage, and if is expressed, covenanted and agreed with the mortgagee that in the case of a sale or transfer by the mortgagors or their successors in title of the premises hereby mortgaged, the mortgagee may, at its option, declare the unpaid balance of the debt secured hereby immediately due and payable, and the mortgagee shall have the right to foreclose this mortgage. Anything hereinbefore or in said note contained to the contrary notwithstanding, and any failure to exercise said option shall not constitute a waiver of the right to exercise the same at any time.

15. Upon default by mortgagor in his covenants hereunder this mortgage shall be construed to embrace an assignment to mortgagee of all rents, profits and issues arising from the mortgaged premises and mortgagee shall be entitled to collect the same and to deduct its reasonable charges for its services in so doing, and to apply the balance thereof, upon the obligations secured hereby. Upon the commencement of any action to foreclose this mortgage, mortgagee shall be entitled to the appointment of a receiver to collect said rents and make proper application of the same, and the right to such appointment shall in no manner be dependent upon the solvency or insolvency of any person liable hereon or upon the then value of the mortgaged premises.

16. The covenants, agreements, and conditions hereof shall be binding upon the Mortgagor and the heirs, personal representatives, successors, and assigns of the Mortgagor, and shall inure to the benefit of the Mortgagee and its successors and assigns. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall include all genders.

IN WITNESS WHEREOF, the Mortgagor has hereunto set his hand and seal this 2nd day of August, A.D. 19 88.

Seal R. A. Farley
Seal Roger A. Farley
Seal _____

Seal _____
Seal _____
Seal _____

STATE OF Indiana)
COUNTY OF Lake) ss:

Before me, the undersigned, a Notary Public in and for said County and State, this 2nd day of August, 19 88, came Roger A. Farley

and acknowledged the execution of the annexed instrument.

WITNESS MY HAND and Official Seal.

Patricia L. Babair

Patricia L. Babair
Res: Lake County Notary Public.

My Commission Expires 2-25-92



This instrument prepared by Susan M. Gajewski, Asst. V. Pres."

STATE OF _____)
COUNTY OF _____) ss:

On this _____ day of _____, 19 _____, personally appeared before me, a Notary Public in and for said County and State, _____ and _____, respectively _____ president and _____ secretary of _____

who acknowledged the execution of the annexed mortgage as such officers for and on behalf of said corporation.

WITNESS MY HAND and Official Seal.

Notary Public.

My Commission Expires _____

MORTGAGE-INDIANA

No. _____

FIRST MORTGAGE
ON REAL ESTATE

From _____

To _____