992275

REAL ESTATE MORTGAGE

SSEETO	REAL				\ \ •	
This mortgage made on the	12thay of Aug	ust <u>, 19 88</u> ,	between John	n G. Demetral	kis 🗼	
d	****			MORTGAGORS, an		
RVICES COMPANY OF INDIANA,	INC., whose address is 4	29 W. 81st Ave	e., P. O. Bo	ox #10068, Me	errillvil.	le
diana, hereinafter referred to as MC	RTGAGEE.					
WITNESSETH: Mortgagors join	itly and severally grant, bar	gain, sell, convey and m	ortgage to Mortga	igee, its successors a	and assigns, the	real proper
reinafter described as security for erest as provided in the loan agre. The property hereby morgaged erests, rents and profits. TO HAVE AND TO HOLD the eccessors and assigns, forever; and thority to convey the same, that the tidend the same unto mortgagee again firmortgagors shall fully performortgage secures, then this mortgage MORTGAGORS AGREE: To kee the an insurance company authorized ortgagee as its interest may appear, acceeding the amount of Mortgagor's into add such premium to Mortgagor's sulting from any cause whatsoever. More repaid upon demand and if not so penses incident to the ownership of the liainst the property during the term of cured by a lien superior to the lien of cured by a lien superior to the	ament which has a tinal parament which have below, inclusion of the wortgagors hereby covenant less conveyed is clear, free hinst all claims whatsoever all the terms and condition eithalf be null, void and of ep the mortgaged property, to do business in the State cand if Mortgagors fail to do sudebtedness for a period not indebtedness. If Mortgage lortgagors agree that any suppaid shall be secured here he mortgaged property whe his mortgage, and to pay, will	scribed, with all the private all improvements a scribed, with all the private that mortgagors are so and unencumbered except those prior encurs of this mortgage and so further force and efficiently and the private and the private and the property authorize exceeding the term of see elects to waive such in ms advanced or expend by. Mortgagors further and ue in order that no liet and ue, all installments	nd fixtures now attained and fixtures now attained of good and apt as hereinafter aumbrances, if any, shall pay in full in a ect. and improvements Mortgagee, which Mortgagee to insuch indebtedness a set of the following of the	tenances thereunto be perfect title to said propers and that morty hereinafter shown. ccordance with its term thereon, fully insured policy shall contain a are or renew insurance and to charge Mortgagers agree to be fully reaxes, assessments, fithis mortgage and not proper or account of arecount of area.	easements, right pelonging unto reperty in fee singagors will foreverms, the obligation at all times again loss-payable clayers with the pregors with the pregors with the presponsible for deservation of the bills for repairs of now existing may indebtedness	mortgagee, mple and ha er warrant ar ons which th nst all hazar ause in favor ty in a sum r mium therec amage or lo property sh and any oth nay be creat which may
thorize Mortgagee to pay the same reby. To exercise due diligence in the ste on the mortgaged premises, at If default be made in the terms of en due, or if Mortgagors shall becontgaged property or any part there intained be incorrect or if the Mortgage secured shall, at Mortgagee's eclosure of this mortgage. In any call, the rents, issues, income and prof Mortgagee in connection with any	operation, management and to keep the mortgaged proceeditions of the debt or deme bankrupt or insolvent, or of be attached, levied upor gors shall abandon the moreoption, become immediatelise, regardless of such enforts therefrom, with or without suit or proceeding to which	d occupation of the mort property in its present count this hereby secured or of r make an assignment for n or seized, or if any of rtgaged property, or sell ly due and payable, with rcement, Mortgagee sha foreclosure or other proce it may be a party by reas	gaged property an condition and repa any of the terms of or the benefit of crather or attempt to sell nout notice or den all be entitled to the ceedings. Mortgag	id improvements there ir, normal and ordina this mortgage, or in the editors, or have a rec ns, warranties or stat all or any part of the nand, and shall be co e immediate possess ors shall pay all costs	eon, and not to c try depreciation ne payment of ar eiver appointed tements of Mort same, then the ollectible in a su tion of the mortg which may be ir	ommit or alle excepted. The installmer or should to gagors here whole amount at law or aged propencurred or particular or parti
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof all medies hereunder successively or all rights and obligations hereur	further expenses of foreclosicy and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where to exercise any of its right. Its or breaches of covenant any time during the continuation.	addition to taxable cost ure and sale, including exand repair made in ordelive on the loan secured be. If the option is exercised the due, Mortgagee has the hereunder for defaults to and no delay on the parance of any such defaults.	s, and a reasonab xpenses, fees and er to place the said by this mortgage be sed, Mortgagors shall the right to exercish or breaches of cove art of Mortgagee in the or breach of cove	le fee for the search repayments made to prome in a condition to epaid in full on the thin hall be given written nee any remedies permenant shall be constructed as exercising any of sugarant, and Mortgagee	made and preparevent or remove be sold. ird anniversary colice of the elecinited under this ued to prejudice or rights shall be may enforce ar	ration for su the impositi date of the lo tion at least s mortgage. its rights in t e construed ny one or mo
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof all nedies hereunder successively or all rights and obligations hereur	further expenses of foreclosical and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where to exercise any of its righults or breaches of covenant any time during the continucton currently at its option, der shall extend to and be be	addition to taxable cost ure and sale, including er and repair made in ordine on the loan secured be. If the option is exercise the due, Mortgagee has the hording on the parance of any such default inding upon the several being the several to the and the several to the se	s, and a reasonab xpenses, fees and er to place the sai by this mortgage bleed, Mortgagors shar in right to exercis or breaches of cove art of Mortgagee in it or breach of cove meirs, successors,	le fee for the search r payments made to pr me in a condition to e paid in full on the thi nall be given written n e any remedies pern renant shall be constru exercising any of su enant, and Mortgagee executors, administra	made and prepa event or remove be sold. ird anniversary colice of the elec nitted under this ued to prejudice ich rights shall be may enforce are	ration for state imposite date of the lottion at least a mortgage its rights in e construction one or me sof the part
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof almedies hereunder successively or All rights and obligations hereunder. The plural as used in this institute of the property hereby mortgage.	further expenses of foreclosical and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where to exercise any of its right. Its or breaches of covenant any time during the continuous concurrently at its option. It is der shall extend to and be but ument shall include the single.	addition to taxable cost ure and sale, including er and repair made in ordine on the loan secured be. If the option is exercise the due, Mortgagee has the hording on the parance of any such default inding upon the several being the several to the and the several to the se	s, and a reasonab xpenses, fees and er to place the sai by this mortgage bleed, Mortgagors shar in right to exercis or breaches of cove art of Mortgagee in it or breach of cove meirs, successors,	le fee for the search r payments made to pr me in a condition to e paid in full on the thi nall be given written n e any remedies pern renant shall be constru exercising any of su enant, and Mortgagee executors, administra	made and prepa event or remove be sold. ird anniversary colice of the elec nitted under this ued to prejudice ich rights shall be may enforce are	ration for su the impositi date of the lo tion at least s mortgage. its rights in t e construct ny one or me s of the part
reclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each tys before payment in full is due. If No failure on the part of Mortgage and of any other or subsequent defaunced it from the exercise thereof all medies hereunder successively or All rights and obligations hereunder. The plural as used in this instruction. The real property hereby mortgage follows: Lot Twenty-three in Plat Book 31	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its righults or breaches of covenant any time during the continuiconcurrently at its option, ider shall extend to and be burnent shall include the sinuaged is located in	addition to taxable cost ure and sale, including et and repair made in orditue on the loan secured lee. If the option is exercise and the option is exercise to due, Mortgagee has the shereunder for defaults to ance of any such default inding upon the several finding upon	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covert of Mortgagee in the or breach of coverneirs, successors, and Meadowdale liana wille, IN	le fee for the search repayments made to prome in a condition to epaid in full on the thin all be given written ne eany remedies pernormant shall be construent shall	made and preparevent or remove be sold. In anniversary colice of the election	ration for such the imposition for such the imposition at least state of the local tion at least seconstruction at least seconstruction at least seconstruction at least seconstruction and seconstruction at least secons
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof at medies hereunder successively or All rights and obligations hereuneto. The plural as used in this instruction. The real property hereby mortgoollows: Lot Twenty-three in Plat Book 31. Commonly known IN WITNESS WHEREOF Mortgoollows. John G. Demetrak	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its righults or breaches of covenant any time during the continuiconcurrently at its option, ider shall extend to and be burnent shall include the singled is located in	addition to taxable cost ure and sale, including et and repair made in orditue on the loan secured lee. If the option is exercise and the option is exercise to due, Mortgagee has the shereunder for defaults to ance of any such default inding upon the several finding upon	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covart of Mortgagee in the or breach of coverneirs, successors, where the coverneirs is a successor of the coverneirs. The coverneirs is a successor of the coverneirs of the	le fee for the search repayments made to prome in a condition to e paid in full on the thin hall be given written ne eany remedies pernormant shall be construent shal	made and preparevent or remove be sold. Indicate of the election of the elect	ration for state of the local the imposit date of the local the ideast date of the ideast date
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof at medies hereunder successively or All rights and obligations hereuneto. The plural as used in this instruction. The real property hereby mortgollows: Lot Twenty-three in Plat Book 31 Commonly known IN WITNESS WHEREOF Mortgollows. With G. Demetrak	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its righults or breaches of covenant any time during the continuiconcurrently at its option, ider shall extend to and be burnent shall include the sinuaged is located in	addition to taxable cost ure and sale, including et and repair made in ordine on the loan secured lee. If the option is exercise and the option is exercised to deep the option is exercised to defaults and no delay on the parameter of any such default inding upon the several finding upon the several	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed, Mortgagors she right to exercis or breaches of covert of Mortgagee in the or breach of coverneirs, successors, and Meadowdale diana wille, IN above shown.	le fee for the search repayments made to prome in a condition to epaid in full on the thin all be given written ne eany remedies pernormant shall be construent shall	made and preparevent or remove be sold. ird anniversary colice of the electric of the electric of the prejudice of rights shall be may enforce and assign attentions. attentions and assign the electric of	ration for state of the lotter the imposit date of the lotter at least state of the lotter at least sta
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof at medies hereunder successively or All rights and obligations hereuneto. The plural as used in this instruction. The real property hereby mortgollows: Lot Twenty-three in Plat Book 31 Commonly known IN WITNESS WHEREOF Mortgollows. With G. Demetrak	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its right. Its or breaches of covenant any time during the continuiconcurrently at its option, ider shall extend to and be burnent shall include the sin aged is located in	addition to taxable cost ure and sale, including et and repair made in ordine on the loan secured lee. If the option is exercise and the option is exercised to deep the option is exercised to defaults and no delay on the parameter of any such default inding upon the several finding upon the several	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covart of Mortgagee in the reach of coverneirs, successors, and the same of the same	le fee for the search repayments made to prome in a condition to e paid in full on the thin hall be given written ne e any remedies pernormant shall be construent sha	made and preparevent or remove be sold. ird anniversary colice of the elect nitted under this ued to prejudice the rights shall be may enforce and assign attention and assign attentions.	ration for state of the location at least state of the locatio
colosure, together with all other and iens or claims against the propert. The Mortgagee has the option the of the loan and annually on each is before payment in full is due. If the No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof all nedies hereunder successively or a All rights and obligations hereuneto. The plural as used in this instructor. The real property hereby mortgated in Plat Book 31 Commonly known IN WITNESS WHEREOF Mortgate in Plat Book 31 Commonly known ATE OF INDIANA, COUNTY OF Lefore me, the undersigned, a not John G. Demetrak	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its righults or breaches of covenant any time during the continuon concurrently at its option, ider shall extend to and be burnent shall include the singled is located in	addition to taxable cost ure and sale, including erand repair made in ordinate on the loan secured to the onthe loan secured to the option is exercised to due, Mortgagee has the shereunder for defaults to the parameter of any such default inding upon the several to the parameter of any such default inding upon the several to the parameter of any such default inding upon the several to the parameter of the param	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covart of Mortgagee in the reach of coverneirs, successors, and the same of the same	le fee for the search repayments made to prome in a condition to e paid in full on the thin hall be given written ne e any remedies pernormant shall be construent sha	made and preparevent or remove be sold. ird anniversary colice of the elect nitted under this ued to prejudice the rights shall be may enforce and assign attention and assign attentions.	ration for sithe imposition at least so mortgage its rights in e construe by one or more soft the par soft th
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof at medies hereunder successively or All rights and obligations hereun reto. The plural as used in this instruction. The real property hereby mortgifollows: Lot Twenty-three in Plat Book 31 Commonly known IN WITNESS WHEREOF More John G. Demetrak TATE OF INDIANA, COUNTY OF LINE COUNTY OF	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its right. Its or breaches of covenant any time during the continuition or concurrently at its option, ander shall extend to and be burnent shall include the singled is located in	addition to taxable cost ure and sale, including erand repair made in ordine on the loan secured lee. If the option is exercise and the option is exercise to due, Mortgagee has the shereunder for defaults to and no delay on the parance of any such default inding upon the several limiting upon the several limiting upon the several legular where applicable. Lake Venteen (17), ke County, Indiest, Merrilly mortgage on the day and another application of the day and state, person punty and state, person punty and state, person	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covert of Mortgagee in the right successors, and the same of	le fee for the search repayments made to prome in a condition to e paid in full on the thin hall be given written ne e any remedies permovenant shall be construent exercising any of sumant, and Mortgagee executors, administrated County, State Subdivision 46410 DRROWER S.	made and preparevent or remove be sold. ird anniversary colice of the elect nitted under this ued to prejudice the rights shall be may enforce and assign attention and assign attentions.	ration for state of the late o
eclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each ys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defactude it from the exercise thereof at medies hereunder successively or All rights and obligations hereun reto. The plural as used in this instruction. The real property hereby mortgage in the real property hereby mortgage in the plural as used in the common of the foregoing mortgage. In WITNESS WHEREOF More John G. Demetrak and the execution of the foregoing mortgage in WITNESS WHEREOF I have here.	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its right. Its or breaches of covenant any time during the continuition or concurrently at its option, ander shall extend to and be burnent shall include the singled is located in	addition to taxable cost ure and sale, including erand repair made in ordine on the loan secured lee. If the option is exercise and the option is exercise to due, Mortgagee has the shereunder for defaults to and no delay on the parance of any such default inding upon the several limiting upon the several limiting upon the several legular where applicable. Lake Venteen (17), ke County, Indiest, Merrilly mortgage on the day and another application of the day and state, person punty and state, person punty and state, person	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covert of Mortgagee in the right successors, and the same of	le fee for the search repayments made to prome in a condition to e paid in full on the thin hall be given written ne e any remedies permonents shall be construent sha	made and preparevent or remove be sold. ird anniversary colice of the elect nitted under this ued to prejudice the rights shall be may enforce an ators and assignment of Indiana, as a show and a solution.	ration for state of the location at least state of the locatio
reclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each tys before payment in full is due. If No failure on the part of Mortgagent of any other or subsequent defaunced it from the exercise thereof at medies hereunder successively or All rights and obligations hereunder. The plural as used in this instruction. The real property hereby mortgated. The real property hereby mortgated. In Plat Book 31. Commonly known IN WITNESS WHEREOF Mortgated in Plat Book 31. Commonly known IN WITNESS WHEREOF Mortgated in the undersigned, a not be a point of the foregoing mortgated in the secution in the secution in the secution of the foregoing mortgated in the secution in the secuti	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its right. Its or breaches of covenant any time during the continution concurrently at its option. It is option, it is option. It is option if it is option. It is option if it is option. It is option in and for said or its option in and for said or its option. It is option in and for said or its option. It is option in and for said or its option.	addition to taxable cost ure and sale, including erand repair made in ordine on the loan secured lee. If the option is exercise and the option is exercise to due, Mortgagee has the shereunder for defaults to and no delay on the parance of any such default inding upon the several limiting upon the several limiting upon the several legular where applicable. Lake Venteen (17), ke County, Indiest, Merrilly mortgage on the day and another application of the day and state, person punty and state, person punty and state, person	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covert of Mortgagee in the right successors, and the same of	le fee for the search repayments made to prome in a condition to e paid in full on the thin hall be given written ne e any remedies permonents shall be construent sha	made and preparevent or remove be sold. ird anniversary colice of the elect nitted under this ued to prejudice the rights shall be may enforce and assignment of Indiana, and Indiana, Indiana, Indiana, Indiana, Indiana, Indiana, Indiana, Ind	ration for such the imposition for such the imposition at least such that it is rights into e construed by one or more such that the imposition of the part in the imposition of the imposition of the imposition at least the impositi
reclosure, together with all other and liens or claims against the propert. The Mortgagee has the option to the of the loan and annually on each tys before payment in full is due. If No failure on the part of Mortgage ent of any other or subsequent defaunced it from the exercise thereof at medies hereunder successively or All rights and obligations hereunder. The plural as used in this instruction. The real property hereby mortgated. The real property hereby mortgated follows: Lot Twenty-three in Plat Book 31 Commonly known IN WITNESS WHEREOF Mortgard for the undersigned, a not John G. Demetrak the execution of the foregoing morting in WITNESS WHEREOF I have here of the property in the plant of the foregoing morting in WITNESS WHEREOF I have here of commission Expires:	further expenses of foreclosic and expenses of upkeep of demand that the balance of subsequent anniversary dat payment is not made where ee to exercise any of its right. Its or breaches of covenant any time during the continuition concurrently at its option, ander shall extend to and be but ument shall include the sin aged is located in	addition to taxable cost ure and sale, including erand repair made in ordine on the loan secured lee. If the option is exercise and the option is exercise to due, Mortgagee has the shereunder for defaults to and no delay on the parance of any such default inding upon the several limiting upon the several limiting upon the several legular where applicable. Lake Venteen (17), ke County, Indiest, Merrilly mortgage on the day and another application of the day and state, person punty and state, person punty and state, person	s, and a reasonab xpenses, fees and er to place the sar by this mortgage beed. Mortgagors she right to exercis or breaches of covert of Mortgagee in the right successors, and the same of	le fee for the search repayments made to prome in a condition to e paid in full on the thin hall be given written ne e any remedies permonents shall be construent sha	made and preparevent or remove be sold. ird anniversary colice of the elect nitted under this ued to prejudice the rights shall be may enforce an ators and assignment of Indiana, as a show and a solution.	ration for su the impositi date of the lo tion at least s mortgage. its rights in t e construed ny one or mo