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Hilbert, Cunningham & Schwerd

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REAL ESTATE MORTGAGE

92052168

This indenture witnesseth that JOHN C. LAHEY and CAROLEJ. LAHEY, Husband & Wife,

of Lake County, Indiana, as MORTGAGOR,

Mortgage and warrant to JETTCO DEVELOPMENT, INC., an Indiana Corporation, formerly Jettson Industrial Maintenance, Inc.

of Lake County, Indiana, MORTGAGEE

the following real estate in State of Indiana, to wit:

Indiana MORTGAGEE
Lake County
FILED FOR RECORD

INDIANA DIVISION
STATE OF INDIANA, S.S.N.D.
LAKE COUNTY
FILED FOR RECORD

Part of the Southeast Quarter of Section 28, Township 37 North, Range 9 West of the 2nd P.M., Lake County, Indiana, being more particularly described as follows: Commencing at the Southwest corner of said Southeast Quarter, thence South 88 degrees, 19 minutes East along the south line of said Southeast Quarter, a distance of 299.34 feet, thence North 5 degrees, 50 minutes 05 seconds East, a distance of 40.11 feet to the point of beginning; thence North 5 degrees 50 minutes 05 seconds East a distance of 765.49 feet to the South line of 148th Street; thence South 88 degrees, 23 minutes east along said South line of 148th Street, a distance of 79.17 feet; thence South 0 degrees, 06 minutes, 19 seconds East along the West line of the Elgin, Joliet and Eastern Railroad Company right of way, a distance of 763.95 feet; thence North 88 degrees, 19 minutes West along the North line of 149th Street, a distance of 158.43 feet to the point of beginning.

and the rents and profits therefrom, to secure the payment, when the same shall become due, of the following indebtedness: Promissory Note in the sum of Seventy-Five Thousand (\$75,000.00) Dollars, payable in monthly installments of \$1,598.88 each, including interest at 10% per annum commencing July 1, 1992 and continuing on like day of each month thereafter until finally paid on June 1, 1997, if not earlier paid.

Upon failure to pay said indebtedness as it becomes due, or any part thereof at maturity, or the taxes or insurance hereinafter stipulated, then said indebtedness shall be due and collectible, and this mortgage may be foreclosed accordingly. It is further expressly agreed that, until said indebtedness is paid, the Mortgagor will keep all legal taxes and charges against the real estate paid as they become due, and will keep the buildings thereon insured against fire and other casualties in an amount at least equal to the indebtedness from time to time owing, with loss payable clause in favor of the Mortgagee, and will, upon request, furnish evidence of such insurance to the Mortgagee, and, failing to do so, the Mortgagee may pay said taxes or insurance, and the amount so paid, with 10% percent interest thereon, shall become a part of the indebtedness secured by this mortgage.

Additional Covenants: Mortgagor shall have the right at any time to sell all or any part of the mortgaged premises, however, the proceeds from any such sale shall be first applied to payment of the balance due on this mortgage. The remaining proceeds, if any, shall be the property of Mortgagor. Mortgagee agrees to execute and deliver to Mortgagor such partial or full release of mortgage as may be necessary to fulfill the terms of this paragraph.

State of Indiana, Lake County, ss:

Dated this 2nd Day of July 1992

Before me the undersigned, a Notary Public in and for said County and State, on this 2nd day of July 1992

personally appeared John C. Lahey and

Carole J. Lahey and personally appeared in execution of the foregoing mortgage. In witness whereof I have subscribed my name and affixed my official seal.

My commission expires 4-27 1996

Kathryn M. Murphy Signature

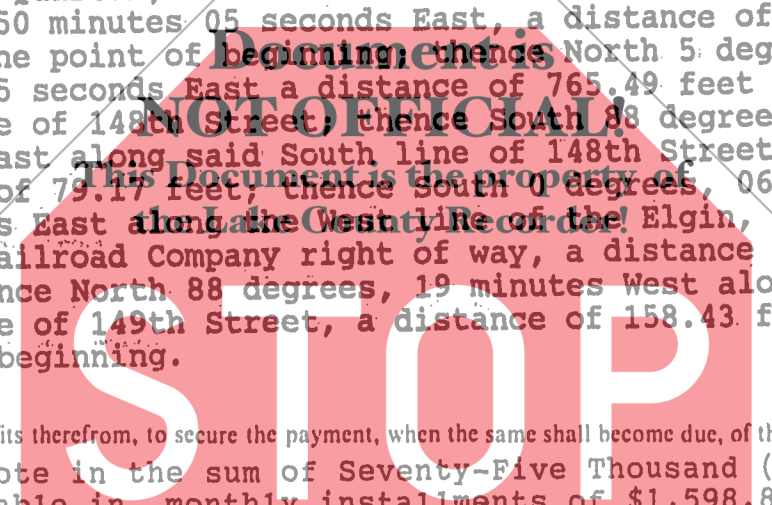
KATHRYN M. MURPHY Printed Name

Resident of Lake County

This instrument prepared by JOHN F. HILBRICH (#7513-45) Attorney at Law

MAIL TO: HILBRICH, CUNNINGHAM, & SCHWERD, 2637-45th St.

Highland, IN 46322



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