	300 w. Kidge Rd
	Cary 46409
	Recording Information: Filed this day of
,	19, ato'clockM, and recorded in Book, pageFee 8
93040110	
	Recorder
SATISFACTION: The debt-secured by the within Mortgage togeth	er with
he contract secured thereby has been satisfied in full This the day of, 19	
Signed'	
Hail after recording to Central Acceptance Co.	
P O Box 5528, Lansing, Il 6	50438-5528
INDIAN	A MORTGAGE
HIS MORTGAGE made this 12th day of Fe	
MORTGAGOR	MORTGAGEE
Trinette Bell, a/k/a Trinette Jones	Central Acceptance Co.
1049 Jackson St.	P O Box 5528
Gary, Indiana 46402	Lansing, 11 60438-5528
Doc	cument is
NOT	OFFICIAL!
	ent is the property of
the Lake (County Recorder!
nter in appropriate block for each pa <mark>rty: name, address, and, if ap</mark>	
ingular, plural, masculine, feminine or neuter as required by content VITNESSETH. That whereas the Mortgagor is indebted to the Mor	tgagee in the principal sum of TWO THOUSAND ONE HUNDRED
erein by reference. The final due date for payment of said Contrac	reement (Contract) of even date herewith, the terms of which are incorporated it, if not sooner paid, is
ons thereof, the payment of all other sums advanced in accordance	evidenced by the Contract, together with all extensions, renewals or modifica- ce herewith to protect the security of this Mortgage, and the performance of the acon does hereby mortgage, grant and convey to Mortgagee and Mortgagee's the County of
Lot 12 in Block 5 in the Addition to Gar City of Gary as per Plat recorded Book	y Land Company's 11th Subdivision in the 2 Core 19 Recorded in the Recorder Office
of Lake County, Indiana	
Commonly known as: 1049 Jackson St., Ga	ary, Indiana Ric 2 Figure
	E AND THE AND
Key#44-321-12	STATE OF INDIANA/S.S. LAKE COUNTY FILED FOR RECORD REAL WALLAND RECORDER
MY CONT	NOTE IN THE RESTRICT OF THE RE
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ing the same promises conveyed to the Mortgagor by deed of	0
The second of the second secon	
led	

13101 (Rev.7/90)

Mortgagor and Mortgagee covenant and agree as fol 1 PAYMENT OF CONTRACT Mortgagor shall pro- provided in the Contract	llows mptly pay when due the indebtedness evidenced by the Contract, and late charges a	15
2 INSURANCE Mortgager shall keep all improve	ments on and first ones or terredler prophet over the book of the contract of	r.
Mortgagee against loss by fire, windstorm and such of amounts, not exceeding that amount necessary to pay the shall purchase such insurance, pay all premiums therefast long as the Contract secured hereby remains unpaid policies along with evidence of payment of premiums the Mortgagee shall be added to the Contract secured by the 3 TAXES ASSESSMENTS, CHARGES Mortgagor within thirty (30) days after the same shall become during the same shall be same shall become during the same shall become during the same shall become during the same shall be same shall become during the same shall be same shall become during the same shall be same shall become during the same shall become during the same shall be same shall become during the same shall be same shall become during the same shall be sa	other casualties and contingencies in such mariner and the Mortgage Mortgage and as may be satisfactory to the Mortgage Mortgage for and shall deliver to Mortgagee such policies along with evidence of premium payment. If Mortgagor fails to purchase such insurance, pay the premiums therefor or deliver sa hereon, then Mortgagee, at its option, may purchase such insurance. Such amounts paid this Mortgage, and shall be due and payable upon demand by Mortgagor to Mortgagee, shall pay all taxes, assessments and charges as may be la Mully levied against the Propertie. In the event that Mortgagor fails to pay all taxes, assessments and charges as here me and the amounts paid shall be added to the Contract secured by this Mortgage, and shall	or nt id by ty
4 PRESERVATION AND MAINTENANCE OF PROpermit impairment or deterioration of the Property Upo enter the property and cause reasonable maintenance secured by this Mortgage and shall be due and payable 5 WARRANTIES Mortgagor covenants with Mortgagnian that title is marketable and free and clear of all	DPERTY Mortgagor shall keep the Property in good repair and shall not commit waste on the failure of the Mortgagor to so maintain the Property, the Mortgagee may at its option work to be performed. Any amounts paid by Mortgagee shall be added to the Contrale by Mortgagee to Mortgagee upon demand of Mortgagee. Agee that he is seized of the Property in fee simple, has the right to convey the same in feel incumbrances and that he will warrant and defend the title against the lawful claims of after stated. Title to the Property is subject to the following exceptions.	n, ct
	all rights and benefits under the valuation and appraisement laws of any state instrument secured by a lien to which this Mortgage is subordinate shall constitute defau	ılt
8 TRANSFER OF THE PROPERTY DUE ON SALE any person to whom the Moitgagor sells or transfers the (known as an assumption of the Mortgage) if certain continuous contin		ty ge
(A) Mortgagor gives Mortgagee notice of sale (B) Mortgagee agrees that the person qualifie	es under its then usual credit criteria,	
(C) The person agrees to pay interest on the a rate Mortgagee requires, and	amount owed to Mortgagee under the Contract and under this Mortgage at whatever lawl	ful
	int that is acceptable to Mortgagee and that obligates the person to keep all of the promise	es
If the Mortgagor sells or transfers the Property and to immediate payment in full of the Contract, foreclose it have the right to require immediate payment in full or	the conditions in A. B. C and D of this section are not satisfied, Mortgagee may require Mortgage, and sock any other remedy allowed by the law However Mortgagee will not be remedy as a result of certain transfers. Those transfers are	ol
	nstitling Property that are interior to this Mortgage, such as other mortgages, materialman	
(ii) a transfer of rights in household appliance	es to a purson who provides the Mortgagor with the money to buy these appliances in ord	ler
(iii) a transfer of the Property to surviving of	sesument is the property of the transfer is automatic according	to
	Lake County Recorder! I years or less, as long as the lease does not include an option to buy	
9 ACCELERATION: REMEDIES Upon Mortgagor covenants to pay when due any sums secured by this	r's breach of any covenant or agreement of Mortgagor in this Mortgage, including to s Mortgage, Mortgagee prior to acceleration shall mail notice to Mortgagor of the defac	he Jit
If the breach is not cured on or before the date specific this Mortgage to be immediately due and dayable with	ind in the notice. Mortgagee at Mortgagees option may declare all of the sums secured thout further demand and may foreclose this Mortgage by judicial proceeding. Mortgag	by ee
shall be entitled to collect in such proceeding all expe	enses of foreclosure including, but not limited to, reasonable attorneys fees and costs if which shall be additional sums secured by this Mortgage	of
10 APPOINTMENT OF RECEIVER Upon accelera	ition under paragraph 9 hereof or abandonment of the Property, Mortgagee shall be entitle	ed
cluding those past due. All rents collected by the rece	n, take possession of and manage the Property and to collect all rents of the Property, ever shall be applied first to payment of the costs of the management of the Property at	nd
secured by this Mortgage. The receiver shall be liable to	r's lees, premiums on receiver's bonds and reasonable altorney's fees, and then to the sur to account only for those rents actually received	ms
11 ASSIGNMENT This Mortgage may be assigned	by the Mortgages without consent of the Mortgagor	
IN WITNESS WHEREOF Mortgagors have execute	d this modifiage on the developee shown	
	Witness William Mortgag	
	William House	,
	With All Trinette Bell a/k/a Trinette Jones Morigage	100
	Manual Ma	
	Witness Mortgag ACKNOWLEDGMENT BY INDIVIDUAL	901
STATE OF INDIANA COUNTY OF Lake		
Before me, the undersigned a notary public in and	— A — nn /n /	
Trinette Jones	and acknowledged the execution of the foregoing mortga	
IN WITNESS WHEREOF I have hereunto subscribe	ed my name and affixed my official seal this	y Oi
My Commission's knies	An' Alat	
_ 11-16-93-	Felipa Optiz Notary Public Lake County Res	ident
The state of the s	TRANSFER AND ASSIGNMENT	LLICITC
Cou	unty, INDIANA	
For value received the undersigned Mortgagee her		
	ight, title, interest, powers and options in, to and under the within Real Estate Mortgage In	nom
as well as the indebtedness secured thereby	10	
In witness whereof the undersigned ha here	eunto set hand and seal, this	dav
of 19		
Signed sealed and delivered in the presence of	s	eat)
Witness -	Ну	
	(Title)	
Notary,	Mu Commission Expires	
Notary Public	County Indiana My Commission Expires	

This instrument was proposed by Allan Fefferman