Mortgage (Installment Loan) - India	na	Ineres	UCSM 201130
This Mortgage is made on	APRIL	24	, 1996, between the Mortgagor
whose address is 7326 MARSHALL ST, MERRILLVILLE, IN	the second secon	TAWARAT TO	and the Mortgagee, NBD Bank, N.A.
national banking association, whose address is <b>ONE INDIANA SQUAR</b> A) Definitions.	, M1304, 1MD	TVBVLOPTD'	IA 40200
(1) The words "Borrower", "you" or "yours" mean each Mortgagor, whether		igns below.	
(2) The words "we", "us", "our" and "Bank" mean the Mortgagee and its suc (3) The word "Property" means the land described below. Property includes		nprovements nov	v on the land or built in the future. Propert
also includes anything attached to or used in connection with the land o Property also includes all other rights in real or personal property you may	r attached or used in	the future, as w	ell as proceeds, rents, income, royalties, etc
B) Security. As security for a loan agreement dated			
to liens of record, the Property located in the TOWNSHTP of MI		, LAR	
LOT 13 IN BLOCK 1 IN INDEPENDENCE HILL FOUR THEREOF, RECORDED IN PLAT BOOK 26 PAGE 11,			<b>AT</b>
THEREOF, RECORDED IN PLAT BOOK 26 PAGE 11, RECORDER OF LAKE COUNTY, INDIANA.	IN THE OFFIC	E OF THE	
C) Borrower's Promises. You promise to:	substance affe	cting the Property	is necessary, you shall promptly take all nece
(1) Pay all amounts when due under your loan agreement, including interest, and to perform all duties of the loan agreement and/or this Mortgage.	sary remedial	actions in accorda	nce with applicable environmental laws, promises you made in this Mortgage or you fa
(2) Pay all taxes, assessments and liens that are assessed against the Property	to meet the ter	ms of your loan a	greement, you will be in default. If you are in default or remedies stated in your loan agreement in
when they are due. If you do not pay the taxes, assessments or liens, we can pay them, if we choose, and add what we have paid to the amount you owe us	cluding, but r	ot limited to, the	se stated in the Default, Remedies on Default it paragraphs or as otherwise provided by applic
under your loan agreement with interest to be paid as provided in the loan agreement.  (3) Not execute any mortgage, security agreement, assignment of leases and rentals or other agreement granting a lien against your interest in the property without our prior written consent, and then only when the document granting that lien expressly provides that it shall be subject to the lien of this Mortgage.  (4) Keep the Property in good repair and not damage, destroy or substantially	able law. If we	e accelerate your o	outstanding balance and demand payment in ful prity to sell the property according to procedure
(3) Not execute any mortgage, security agreement, assignment of leases and rentals or other agreement granting a lien against your interest in the property	allowed by lav	w. The proceeds of	any sale will be applied first to any costs and elections of any environmental investigation or n
rentals or other agreement granting a lien against your interest in the property without our prior written consent, and then only when the document granting that lien expressly provides that it shall be subject to the lien of this Mortgage.  (4) Keep the Property in good repair and not damage, destroy or substantially	mediation pai	d for by us, ther we us under your l	to reasonable attorney's fees and then to the
(4) Keep the Property in good repair and not damage, destroy or substantially change the Property.	(F) Due on Sale.	If you sell or trans	sfer all or any part of the Property or any intere
(45) Keep the Property insured against loss or damage caused by fire or other haz-	S The owe us under	your loan agreeme	r written consent, the entire balance of what your is due immediately,
ards with an insurance carrier acceptable to us. The insurance policy must be payable to us and name us as Insured Mortgagee for the amount of your loan. You must deliver a copy of the policy to us if we request it. If you do not ob-	(G) Eminent Dor	nain. Notwithstan	ding any taking under the power of eminent d the debt in accordance with the terms of the lo
tain insurance, or pay the premiums, we may do so and add what we have	agreement uni	til any award or pa	syment shall have been actually received by your assign the entire proceeds of any award or pa
paid to the amount you owe us under your loan agreement with interest to be paid as provided in the loan agreement. At our option, the insurance proceeds	ment and any	interest to us.	
payable to us and name us as Insured Mortgagee for the amount of your loan. You must deliver a copy of the policy to us if we request it. If you do not obtain insurance, or pay the premiums, we may do so and add what we have paid to the amount you owe us under your loan agreement with interest to be paid as provided in the loan agreement. At our option, the insurance proceeds may be applied to the balance of the loan, whether or not due, or to the rebuilding of the Property.	cise them at a	ny time. Our right	p any of our rights by delaying or failing to exe s under the loan agreement and this Mortgage a
(6) Keep the Property covered by flood insurance if it is located in a specially designated flood hazard zone.	shall include t	the right to perfor	o inspect the Property on reasonable notice. The any environmental investigation that we dee
D) Environmental Condition. You shall not cause or permit the presence, use, dis-	ronmental law	. Any investigation	environmental remediation required under environmental remediation will be conducted solely for o
posal or release of any hazardous substances on or in the Property. You shall not do, nor allow anyone else to do, anything affecting the Property that is in viola-	legal or unenf	orceable, the othe	sts. If any term of this Mortgage is found to be r terms will still be in effect. We may, at our o
tion of any environmental law. You shall promptly give us written notice of any investigation, claim, demand, lawsuit or other action by any governmental or reg	this mortgage	, reduce the payme	t of any part or all of the indebtedness secured lents or accept a renewal note, without the conse
ulatory agency or private party involving the Property or release of any hazardous substance on the Property. If you are notified by any governmental or regulators substance on the Property of the representation of the Property of the Pro	lien or priority		h extension, reduction or renewal shall impair t , nor release, discharge or affect your personal
ulatory authority that any removal or other remediation of any hazardous  y Signing Below, You Agree to All the Terms of This Mortgage.	ability to us.		
/itnesses:	IANA MINISTER		onnell
	X Mortgagor	19 m c	onnec
int Name:	HARY Á	MCCONNELL	· <b>'</b>
	X Mortgagor		<u> </u>
int Name:	Mongagor		128
			8
int Name:			~
·			
int Name:			DY HARTSOCK MILLER
TATE OF INDIANA )		My Comm	Public, Lake County, Indiana ississ Septem, August 18, 1999
OUNTY OF LAKE			ent of Lake County, Indana 🖺 😅
the foregoing instrument was acknowledged before me on this		day of	APRIL 1996 A DICE
,		2.1/	9 1 m. do 000
Prafted by:	X June Notary Public, _	7 / Cm	Ke Baller Bounty India
DIANE L GORDON	My Commission	Expires: 8-	8-99 日 日 日
ONE INDIANA SQUARE, SUITE M1304 INDIANAPOLIS, IN 46266	When recorded,	return to:	<b>40</b> /40/8
61031040553 90M	NBD - HO	KE EQUITY	
		ana square Olis, in 4	, SUITE H1304
BD 118-2991 Rev. 1/95	TUDIANAL	ATTO' TW #	J. J.

BANK COPY

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