STATE OF INDIANA LAXE COUNTY FILED FOR RECORD

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## INDIANA REAL ESTATE MORTGAGE

THIS INDENTURE WITNESSETH, that,
hereinaster referred to as Mortgagors, of LAKE County, State of INDIANA, Mortgage and warrant to Norwest Financial Indiana, Inc., hereinaster referred to as Mortgagee, the following described real estate in
LAKE County, State of Indiana, to wit:
PART OF THE EAST 1 OF THE WEST 2 OF THE SOUTHWEST 1 OF THE SOUTHWEST 1 OF SECTION 9 TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, DESCRIBED AS: COMMENCING AT A POINT 396 FEET SOUTH OF THE NORTHEAST CORNER THEREOF, AND RUNNING THENCE SOUTH 66 FEET: THENCE WEST 330 FEET TO THE WEST LINE OF SAID TRACT: THENCE NORTH 66 FEET:
THENCE EAST TO THE PLACE BEGINNING, EXCEPTING THEREFROM THAT PART THEREOF CONVEYED TO JAMES HOUGHTON AND ALICE HOUGHTON, HUSBAND AND WIFE, BY DEED DATED FEBRUARY 21, 1948 AND RECORDED FEBRUARY 24, 1984 IN DEED RECORD 804 PAGE 36, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, AND ALSO EXCEPTING THAT PART CONVEYED FOR ALLEY PURPOSES TO THE CITY OF HAMMOND, BY DEED RECORDED SEPTEMBER 23, 1929 IN DEED RECORD 450 PAGE 305. IN THE
to secure the repayment of a promissory note of twen date in the sum of \$81,000.00 , payable to Mortgagee in monthly installments, the last payment to fall due on 05/28 , 2013 , and also to secure the repayment of any and all future advances and sums of money which may from time to time hereafter be advanced or loaned to
Mortgagors by Mortgagee; provided however, that the principal amount of the outstanding indebtedness owing to Mortgagee by Mortgagors at any one time, shall not exceed the sum of \$125,000.00.
Mortgagors expressly agree to keep all legal taxes, assessments, and prior liens against said property paid, to keep the buildings and improvements thereon in good repair, to commit no waste thereon, and to keep the buildings and improvements thereon insured for the benefit of the Mortgagee as its interest may appear; and upon failure of Mortgagors to do so, Mortgagee may pay such taxes, assessments, and prior liens, and cause said property to be repaired, and cause said property to be insured, and the amount so paid shall become a part of the indebtedness secured by this mortgage.
Mortgagors agree to pay all indebtedness secured hereby, together with all taxes, assessments, charges, and insurance, without any relief whatsoever from valuation or appraisement laws of the State of Indiana.
Mortgagors agree not to sell, convey or otherwise transfer the above described real estate or any part thereof without Mortgagee's prior written consent and any such sale, conveyance or transfer without Mortgagee's prior written consent shall constitute a default under the terms hereof.
Mortgagors agree that upon failure to pay any installment due under said note, or any other indebtedness hereby secured when due, or taxes, assessments, insurance, or prior liens, or in event of default in or violation of any of the other terms hereof, then all of said mortgage indebtedness shall at Mortgagee's option, without notice, become due and collectible and this mortgage may then be foreclosed accordingly. Upon foreclosure Mortgagee shall have the right, irrespective of any deficiency, to which Mortgagors hereby consent, to have a receiver appointed to take possession of
said premises and collect the rents, issues and profits thereof for the benefit of the Mortgagee.
The covenants contained herein shall bind and inure to the benefit of the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Whenever used the singular number shall be construed to include the plural,
the plural the singular, and the use of any gender shall include all genders.
the plural the singular, and the use of any gender shall include all genders.  IN WITNESS WHEREOF, the Mortgagors have hereunto set their hands this 22ND day of MAY ,
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