

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2000 024858

2000 APR 12 AM 9:16

**REAL ESTATE MORTGAGE WARRANT
RECORDER**

This indenture witnesseth that

DONALD A. DIXON AND LORRAINE DIXON, as MORTGAGOR,
of Lake County, Indiana
Mortgage(s) and warrant(s) to

CHARLES G. DIXON

of Lake County, Indiana, as MORTGAGEE, the following real estate in Lake County, State
of Indiana, to-wit:

LOT 41 AND THE NORTH 20 FEET OF LOT 42, BLOCK 2, UNIVERSITY GARDENS, IN
THE CITY OF HAMMOND, AS SHOWN IN PLAT BOOK 29, PAGE 42, IN LAKE COUNTY,
INDIANA, COMMONLY DESCRIBED AS 7012 BARING AVENUE, HAMMOND, INDIANA
KEY NO. 36-492-41

and the rents and profits therefrom, to secure the payment, when the same shall become due, of the following
indebtedness:

Forty Thousand Dollars and No/100 Dollars (\$40,000.00)

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 0- percent interest thereon, shall become a part of the indebtedness
secured by this mortgage.

ADDITIONAL COVENANTS:

STATE OF INDIANA, Lake COUNTY, SS: Dated this ___ day of ___, 2000.

Before me, the undersigned, a Notary Public in
and for said County and state, this 3rd day of
April, 2000, personally appeared **DONALD A. DIXON**
and **LORRAINE DIXON** acknowledged the
execution of the foregoing mortgage. In witness
whereof, I have hereunto subscribed my name and
affixed my official seal.

My Commission expires: 9-15-2007

Laura K Mills
Signature

LAURA K MILLS
Printed Name

Resident of Lake County.

This instrument prepared by: **Barbara M. Shaver, Goodman, Ball, Van Bokkelen, Leonard & Kline, P.C.**,
9013 Indianapolis Boulevard, Highland, Indiana
3/27/00:BMS:mm:lkm
K:\Share\bms\documents\DI-5364-0001-Dixon-Mortgage.lkm.wpd

Donald A. Dixon Seal
Donald A. Dixon
Lorraine Dixon Seal
Lorraine Dixon
Seal

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