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# REAL ESTATE MORTGAGE

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

This indenture witnesseth **2000 055006**

2000 AUG -3 AM 9:54

John R. Gauderman and Laura J. Gauderman, husband and wife,

MORRIS W. CARTER  
RECORDED

as MORTGAGOR,

of the County of Lake, and State of Indiana

## Mortgages and warrants to

Enbridge (U.S.) Inc.

a corporation under the laws of the State of Delaware

as MORTGAGEE,

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

Lake County

Lot 76 in Woodland Manor Unit 3, to the Town of Lowell, as per plat thereof, recorded in Plat Book 49 page 123, in the Office of the Recorder, of Lake County, Indiana. Also known as 1650 Crestwood Drive, Lowell, IN 46356.

It is understood this mortgage is a second mortgage and subject to the mortgage to the Centier Bank, 600 East 84th Avenue, Merrillville, Indiana, in the principal sum of One Hundred Thousand and no/100 Dollars (\$100,000.00).

the Lake County Recorder!

# STOP

as well as the rents, profits and any other income which may be derived therefrom, to secure the performance of all conditions and stipulations of this agreement and:

- A To secure the payment, when the same shall become due, of the following indebtedness of even date herewith: Promissory Note in the amount of Seven Thousand Two Hundred and no/100 Dollars (\$7,200.00) with the interest thereon according to the terms of said note.

during such period when there shall be no delinquency or default in the payment of any moneys to be paid on this obligation but with interest at the rate of per annum computed semi-annually during such period when there shall be any delinquency or default in the payment of any moneys to be paid on this obligation and to be computed to the next interest period following such delinquency or default, and said rate shall continue to be paid until all delinquencies and defaults are removed by the beginning of a succeeding interest period, all without relief from Valuation and Appraisal Laws, and with attorney's fees:

- B Also securing any renewal or extension of such indebtedness;
- C Also securing all future advances to the full amount of this mortgage;
- D Also securing all indebtedness or liabilities incurred by the holder hereof for the protection of this security or for the collection of this mortgage.

Mortgagor agrees to pay to Mortgagee, in addition to the regular payments, an amount in equal monthly installments which will cover future payments of taxes, insurance and assessments against said real estate; and these payments shall constitute a trust fund out of which all future taxes, insurance and assessments shall be paid by Mortgagee so far as it shall cover such payments, and any deficiency shall be paid by Mortgagor as and when the payments become due, and any permanent surplus shall be credited to the principal.

Mortgagor further covenants and agrees as follows:

1. To keep all buildings and improvements on said premises, now or hereafter erected thereon, and all equipment attached to or on said premises with the fixtures on said premises herein mortgaged insured against loss or damage by fire, windstorm and all other perils with such insurers as may be approved by Mortgagee as a further security for said indebtedness, which insurance policy or policies shall carry a mortgage clause, the loss payable to Mortgagee in form satisfactory to Mortgagee to be delivered to possession of Mortgagee to be held continuously through period of the existence of said indebtedness or any portion thereof.

CT 12:00 AM

Chicago Title Insurance Company