STATE OF INDIA LAKE COUNTY FILED FOR RECORD

V

2002 045756

2007 MAY 15 PM 2: 47

M	ORRIS W. CARTER	
Reception No.	RECORDER o'clock m.	
Reception No		
(This mortgage secures the described indebtedness a	nd renewals thereof.)	
THIS INDENTURE WITNESSETH, thatChristopher W. Mer	rittand	
Kristen F Merritt husband and wife		
hereinafter called Mortgagor(s) of Lake County, in the	State of <u>indiana</u> ,	
Mortgage(s) and Warrant(s) to American General Financial Services		
hereinafter called Mortgagee, of Porter County, in the State of Indiana.		
the following described Real Estate situated in Lake		
County, in the State of Indiana, as follows, to wit:		
Lot 447, Lake of the Four Seasons, unit no. book 37, page 76, in Lake County, Indiana.	2, as shown in plat	
DEMAND FEATURE (if checked) Anytime after year(s) from the date of this low price in the loan and a make the demand. If we elect to exercise this option, you least 90 days before payment in full is due, if you fail to prights permitted under the note, mortgage or deed of true exercise this option, and the note calls for a prepayment prepayment penalty. To secure the repayment of a promissory note of even date \$\frac{1}{3}\frac{9}{0}\frac{0}{0}\frac{0}{0}\$ executed by the Mortgagor(s) and payable months after date, in installments and with interest thereon, all as provide the Mortgagor(s) expressly agree(s) to pay the sum of money above seappraisement laws, and with attorneys fees; and upon failure to pay at thereof, at maturity, or the interest thereon, or any part thereof, whereinafter stipulated, then said note shall immediately be due and paya accordingly; it is further expressly agreed by the undersigned, that untany renewal thereof is paid, said Mortgagor(s) shall keep all legal taxes as they become due, and shall keep the buildings and improvements the vandalism and malicious mischief for the benefit of the Mortgagee as its assigned in the amount of thirteen thousand nine hund (\$\frac{1}{3}\frac{9}{0}\frac{0}\frac{0}{0}\frac{0}{0}\frac{0}{0}\frac{0}{0}\frac{0}{0}0	will be given written notice of election at ay, we will have the right to exercise any st that secures this loan. If we elect to enalty that would be due, there will be no enalty that would be due, there will be no to the Mortgage, on or before ed in said note, and any renewal thereof; cured, all without relief from valuation or any installment on said note, or any part and this mortgage may be foreclosed all indebtedness owing on said note or and charges against said premises paid ereon insured for fire, extended coverage, interests may appear, and the policy duly ay said taxes, charges and/or insurance, te, shall be and become a part of the gage shall also secure the payment of all of. The Mortgagors for themselves, their y said note and interest as they become provided in the note or notes evidencing condition of repair or shall permit the real r cause, Mortgagee may take such steps hereby secured shall become due and ce of Mortgagor's title to all or any portion title in any manner in persons or entities are the indebtedness secured hereby with lortgagee shall give Mortgagor Notice of days from the date the notice is delivered Mortgage. If Mortgagor fails to pay these adies permitted by this Mortgage without hereby expressly agreed that should any	
default be made in the payment of any installment of principal or of interest as thereon from the time of such payment may be added to the indebte accompanying note shall be deemed to be secured by this mortgage, are event of such default or should any suit be commenced to foreclos secured by this mortgage and the accompanying note shall become thereafter at the sole option of the owner or holder of this mortgage.	rest on said prior mortgage, the holder of nd the amount so paid with legal interest dness secured by this mortgage and the nd it is further expressly agreed that in the e said prior mortgage, then the amount	
This instrument was prepared by Mark Pesavento		
014-00019 INA411 (9-14-98) REAL ESTATE MORTGAGE	# 012405432	

> American Ceneral Fin. 3304 Calumet aw. Julparaiso, IN 46383 # (043605432 hit

Mortgagor(s) expressly understand and agree that by this mortgage they hereby assign to the Mortgagee all or Mortgagor(s) rights and interest in and to all rents or payment on land contracts from any and all tenants or contract purchasers due or to become due from any such tenants or purchasers so long as the indebtedness hereby secured remains unpaid in whole or in part.

And the Mortgagor(s) covenants that at all times during the continuance of this mortgage, he (they) will perform all covenants and conditions of all prior and existing mortgages to include payment of principal and interest on any debt or debts secured thereby and Mortgagor(s) agree than in the even of default in the performance of such covenants and conditions then the Mortgagee hereof may declare that any debt hereby secured shall be due and owing in full and Mortgagee may enforce this mortgage by foreclosure with costs and attorney fees, or otherwise. In the event Mortgagor(s) default in the performance of any obligations secured by a prior and existing mortgage, Mortgagee hereof may at its sole election pay and discharge said prior debt and mortgage and Mortgagor(s) agree to be indebted to Mortgagee thereof in the additional amount so advance and this mortgage shall also secure such additional debt on the same terms and conditions.

this mortgage shall also secure such additional debt on the same terms and conditions.

And, at the option of the mortgagee, it should be lawful for the mortgagee, who is hereby given and granted full right, license, power and authority, to peacefully enter into and take possession of the premises hereby mortgaged, or any part thereof, and to collect, receive and receipt for all rents, issues and profits thereof; and the mortgagors agree to deliver to the mortgagee at any time after default, on request, possession of the mortgaged premises and all leases, papers and records at any time in the possession or control of the mortgagors pertaining to the premises, and further agree to make, execute and deliver to the mortgage all such further assurances as may be proper for perfecting or completing the security hereunder.

IN WITNESS WHEREOF, the said Mortgagor(s) ha ve	ereunto set thei thand(s) and seal(s) this	
	en a Francisco (SEAL)	
Type name here Christopher W Merritt Type name here Kristen F Merritt		
(SEAL)	(SEAL)	
Type name here STATE OF INDIANA (SEAL) Type name here STATE OF INDIANA		
COUNTY OF SS: the Lake County Recorder:		
Before me, the undersigned, a Notary Public in and for said County, this 13th day of May came Christopher W and Kristen F Merritt and		
of May 2002 came Christopher w and Kristen F Merritt and acknowledged the execution of the foregoing instrument.		
WITNESS OF MY HAND and official seal.		
My Commission expires 11-11-06 resident of porter county Cassie M W Detary Public		
RELEASE OF MORTGAGE		
THIS CERTIFIES that the annexed Mortgage to which is recorded in the office of the Recorder of	County, Indiana, in	
Mortgage Record , page , has been fully paid and satisfied and the same is hereby		
released.		
Witness the hand and seal of said Mortgagee, this day of		
STATE OF INDIANA, County ss: By:		
Before me, the undersigned, a Notary Public in and for said county, this day of		
, came and acknowledged the		
execution of the annexed release of mortgage.		
IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed by official seal.		
My Commission expiresNotary Public		
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