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MORRIS W. CARTER  
RECORDER

INDIANA REAL ESTATE MORTGAGE

THIS INDENTURE WITNESSETH, that DENICE MURRAY BOOKER, A SINGLE PERSON

hereinafter referred to as Mortgagors, of LAKE County, State of IN, Mortgage and warrant to Wells Fargo Financial Indiana, Inc. hereinafter referred to as Mortgagee, the following described real estate in LAKE County, State of Indiana, to wit:

THE DESCRIPTION OF THE PROPERTY IS ON A SEPARATE FORM ATTACHED TO THIS MORTGAGE/ DEED OF TRUST, WHICH DESCRIPTION IS PART OF THIS MORTGAGE/ DEED OF TRUST.

to secure the repayment of a promissory note of even date in the sum of \$ 32,134.66, payable to Mortgagee in monthly installments, the last payment to fall due on 02-18-11

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 appraisal laws of the State of Indiana.

Mortgagors agree not to sell, convey or otherwise transfer the above described real state 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 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.

IN WITNESS WHEREOF, the Mortgagors have hereunto set their hands this 12TH day of FEBRUARY, 2004

Sign here   
Type name as signed: DENICE MURRAY BOOKER

Sign here   
Type name as signed: \_\_\_\_\_

Sign here   
Type name as signed: \_\_\_\_\_

Sign here   
Type name as signed: \_\_\_\_\_

WELLS FARGO  
1155 E. Ridge Rd.  
GR. FFIND, IN  
46319  
↑

30V  
13.00 Km  
CA #0488-  
31736

State of Indiana )  
County of LAKE ) ss.

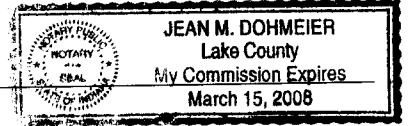
Before me, the undersigned, a Notary Public in and for said County, this 12TH day of FEBRUARY 2004, came DENICE MURRAY BOOKER, and acknowledged the execution of the foregoing Mortgage. Witness my hand and official seal.

Type name as signed:

Jean M Dohmeier  
JEAN M DOHMEIER, Notary Public

My Commission Expires: MARCH 15, 2008

This instrument was prepared by: NICCI SHARP - WELLS FARGO FINANCIAL



LEGAL DESCRIPTION:

THE NORTH 26 FEET OF LOT 27 AND THE SOUTH 14 FEET OF LOT 2B, IN BLOCK 6, IN RESUBDIVISION OF GARY LAND COMPANY'S THIRTEEN SUBDIVISION THIRTEEN SUBDIVISION, IN THE CITY OF OF GARY, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGE 10, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

*Denice Murray Booker*  
DENICE MURRAY BOOKER

