

3/20/04

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2004 018234

2004 MAR -3 PM 11:11

MORRIS COUNTY RECORDER

INDIANA REAL ESTATE MORTGAGE

THIS INDENTURE WITNESSETH, that GREG B. BROWN AND RENE L. BROWN HUSBAND AND WIFE

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 PROPRETY 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 \$ 105,374.33, payable to Mortgagee in monthly installments, the last payment to fall due on 02/27/2019

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.

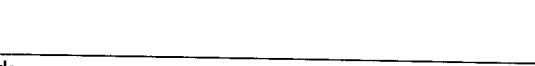
The covenants contained herein shall bind and inure to the benefit of the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Whenever used the singular number shall be construed to include the plural, the plural the singular, and the use of any gender shall include all genders.

IN WITNESS WHEREOF, the Mortgagors have hereunto set their hands this 23RD day of FEBRUARY, 2004

Sign here 
Type name as signed: GREG B. BROWN

WELLS FARGO
2627 E. 80th AVE
MERRILLVILLE, IN
46410


Sign here 
Type name as signed: RENEE L. BROWN

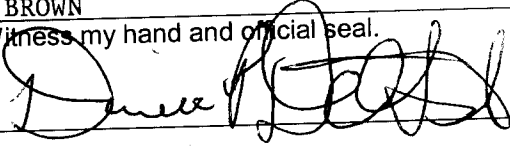
Sign here 
Type name as signed: _____

Sign here 
Type name as signed: _____

1300
DB
C# 6513
cf #0073-
32304

State of Indiana)
County of LAKE) ss.

Before me, the undersigned, a Notary Public in and for said County, this 23RD day of FEBRUARY
2004, came GREG B. BROWN & RENEE L. BROWN
and acknowledged the execution of the foregoing Mortgage. Witness my hand and official seal.


_____, Notary Public

Type name as signed: DOMINIC P. DEGUSTINO

My Commission Expires: 10/02/2010

This instrument was prepared by: JASON LIEBERMAN-WFF





Wells Fargo Financial
MAC F3915-011
The Crossing of Hobart
2627 East 80th Avenue
Merrillville, Indiana 46410
219 947-1999
219 947-4434 Fax

**“ADDENDUM FOR LEGAL DESCRIPTION OF MORTGAGE/DEED OF TRUST DATED
FEBRUARY 23, 2004, GREG B. BROWN & RENEE L. BROWN MORTGAGORS”**

**LOT 52, CASTLEBROOK UNIT 1, IN THE TOWN OF LOWELL, AS SHOWN IN PLAT
BOOK 45, PAGE 128, LAKE COUNTY INDIANA.**



Greg B. Brown

GREG B. BROWN

Renee L. Brown

RENEE L. BROWN