This indenture witnesseth that Aquilla James of Lake COnty, MORTGAGOR,

Mortgages and Warrants to

Premier Properties & Development, Inc. of Lake County, Indiana, as MORTGAGEE, the following real estate in Lake County, Indiana, to wit:

Lot Numbered 18, Block 9, as shown on the recorded Plat of Junedale Subdivision, City of Gary, recorded in Plat Book 19, page 3, in the Office of the Recorder of Lake County, Indiana.

and the rents and profits therefrom, to secure the payment of the principal sum of Eighteen Thousand and 200/100 (\$18,200.00), when the same shall become due, of all sums due and owing the mortgagor pursuant to the terms of a certain promissory note of even date.

This mortgage is subject to and junior to a first mortgage in the approximate amount of \$72,800.00 to First Franklin Financial Corporation, recorded immediately prior to this mortgage.

This Document is the property of Upon failure to pay said indebtedness as it becomes due, or any part thereof at maturity, then said indebtedness shall be due and collectible, and this mortgage may be foreclosed accordingly. 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.

Dated this a day of June,

STATE OF INDIANA

illa Jam/e/s

SS:

)

COUNTY OF LAKE

Before me, the undersigned, a Notary Public in and for said County and State this $\Im\, \delta$ of **June, 2005** personally appeared:

Aquilla James

and acknowledged the execution of the foregoing mortgage. witness whereof, I have hereunto subscribed my name and affixed my official seal.

My Commission Expires:

This Instrument Prepared By:
Douglas R. Kvachkoff, Attorney at Law
325 N. Main St.
Crown Point, IN 46307
Our file number: 2532983-01

INDIANA TITLE NETWORK COMPANY
325 NORTH MAIN
CROWN POINT, IN 46307

CROWN POINT, IN 46307

Notary Public

13-ZP Ch 1232A