

REAL ESTATE MORTGAGE

This indenture witnesseth that Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06 of Lake County, as MORTGAGOR,

Mortgages and Warrants to

IRA Resources, Inc., FBO David B. Mazer, Traditional IRA 20810 of Lake County, Indiana, as MORTGAGEE, the following real estate in Lake County, State of Indiana, to wit:

Lot 14, Ridge Road Acres, as per plat thereof, recorded in Plat Book 25, page 68 in the Office of the Recorder of Lake County, Indiana. Commonly known as 5030 W Ridge Road, Gary, IN 46406

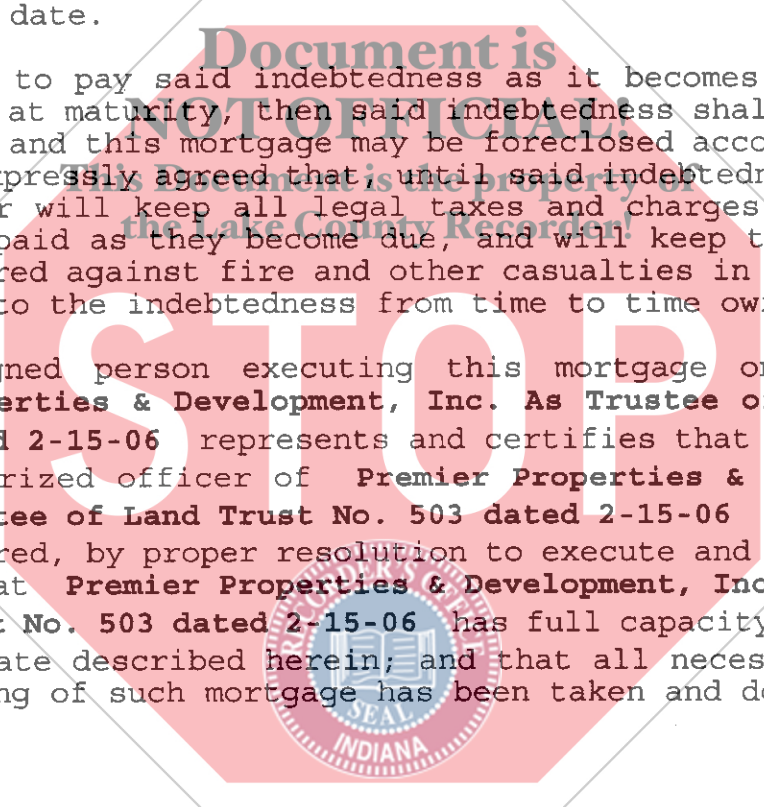
and the rents and profits therefrom, to secure the payment of the principal sum of One Hundred Thousand and 00/100 Dollars (\$100,000.00), when the same shall become due, of all sums due and owing the mortgagor pursuant to the terms of a certain promissory note of even date.

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. It 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.

The undersigned person executing this mortgage on behalf of Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06 represents and certifies that he or she is a duly authorized officer of Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06 and has been fully empowered, by proper resolution to execute and deliver this mortgage; that Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06 has full capacity to mortgage the real estate described herein; and that all necessary action for the making of such mortgage has been taken and done.

2006 MAR 13 10:20

STATE OF INDIANA
LAKE COUNTY
FILED FOR REC'D
MICHAEL J. BROWN
RECORDER



\$17
CAW
✓ 13389

IN WITNESS WHEREOF, Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06 has caused this mortgage to be executed this _____ day of February, 2006.

Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06

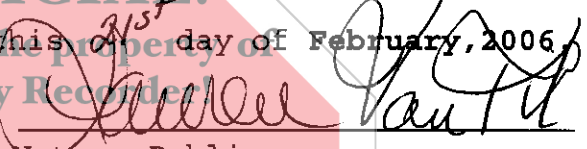
By: 
Brad L. Mistina President

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared Brad L. Mistina who having been duly sworn, stated that he is the President of Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06 who acknowledged the execution of the foregoing Mortgage for and on behalf of said Premier Properties & Development, Inc. As Trustee of Land Trust No. 503 dated 2-15-06 and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS my hand and Notarial Seal this 21st day of February, 2006.

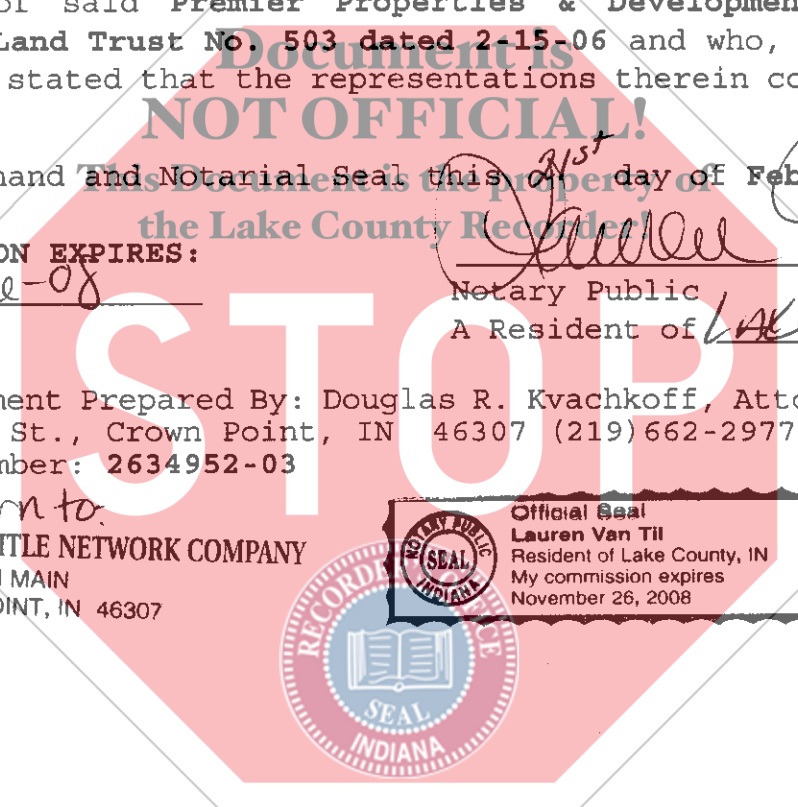
MY COMMISSION EXPIRES:
11-26-08


Notary Public
A Resident of Lake County

This Instrument Prepared By: Douglas R. Kvachkoff, Attorney at Law
325 N. Main St., Crown Point, IN 46307 (219)662-2977.
Our File Number: 2634952-03

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

Official Seal
Lauren Van Til
Resident of Lake County, IN
My commission expires
November 26, 2008



Declaration

This form is to be signed by the preparer of a document and recorded with each document in accordance with IC 36-2-7.5-5(a).

I, the undersigned preparer of the attached document, in accordance with IC 36-2-7.5, do hereby affirm under the penalties of perjury:

1. I have reviewed the attached document for the purpose of identifying and, to the extent permitted by law, redacting all Social Security numbers;
2. I have redacted, to the extent permitted by law, each Social Security number in the attached document.

I, the undersigned, affirm under the penalties of perjury, that the foregoing declarations are true.

