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REAL ESTATE MORTGAGE
(SECOND)

MICHAEL A. BROWN
RECORDER

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

Jeffrey Kolodziej and Cindy Kolodziej, husband and wife of Lake County, Indiana, as MORTGAGEE, the following real estate in Lake County, State of Indiana, to wit:

Lot 13 and 14, in 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 5028-30 Ridge Road, Gary, IN 46409.

and the rents and profits therefrom, to secure the payment of the principal sum of **Twenty Five Thousand and 00/100 Dollars, (\$25000.00)**, 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 amount of \$34,650.00 to IRA Resources, Inc., FBO David B. Mazer, Traditional IRA 31635, recorded immediately March 3, 2006 as document number 2006 018140 in Lake County, Indiana.

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.** represents and certifies that he or she is a duly elected officer of **Premier Properties & Development, Inc.** and has been fully empowered, by proper resolution of the Board of Directors of **Premier Properties & Development, Inc.**, to

Return to
INDIANA TITLE NETWORK COMPANY
325 NORTH MAIN
CROWN POINT, IN 46307
2634952-3

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FP
JMA
CR #14263*

execute and deliver this mortgage; that **Premier Properties & Development, Inc.** has full corporate capacity to mortgage the real estate described herein; and that all necessary corporate action for the making of such mortgage has been taken and done.

Dated this day of **September**, 2006.

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

By: *Brad Mistina*
Brad Mistina, President

STATE OF INDIANA)
))
COUNTY OF LAKE))

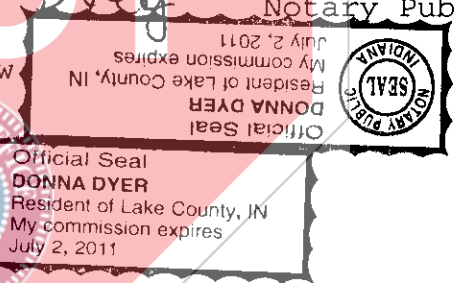
SS:

Before me, a Notary Public in and for said County and State, personally appeared **Brad Mistina** who having been duly sworn, stated that he is the **President of Premier Properties & Development, Inc.** who acknowledged the execution of the foregoing Mortgage for and on behalf of said **Premier Properties & Development, Inc.**, and who, having been duly sworn, stated that the representations therein contained are true.

My Commission Expires:

Donna Dyer
DONNA DYER Notary Public
My commission expires July 2, 2011

This Instrument Prepared By:
Douglas R. Kvachkoff, Attorney at Law
325 N. Main St.
Crown Point, IN 46307
Our file number: **2634952-03**



I AFFIRM, UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW.

Douglas R. Kvachkoff