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# Real Estate Mortgage

THIS INDENTURE WITNESSETH AND DATED THIS 24th DAY OF April, 2015, that George J. Paulauski (Grantor) of Lake County, in the State of Indiana, mortgages and warrants the following real estate for the following described indebtedness to Lorena M. Condes (Grantee) of Lake County, in the State of Indiana, for and in consideration of the principal sum of Twenty five Thousand One Hundred Twenty Five Dollars (\$25,125.00), the receipt whereof is hereby acknowledged, the following described Real Estate in Lake County, in the State of Indiana, as follows, to-wit:

The South Half of the South Half of the Northeast Quarter of the Southeast Quarter of Section 27, Township 35 North, Range 9 West of the 2<sup>nd</sup> Principal Meridian, in Lake County, Indiana, more commonly known as: 9074 Cline Avenue, Crown Point, Indiana.

Tax Key # 45-19-10-126-004.000037

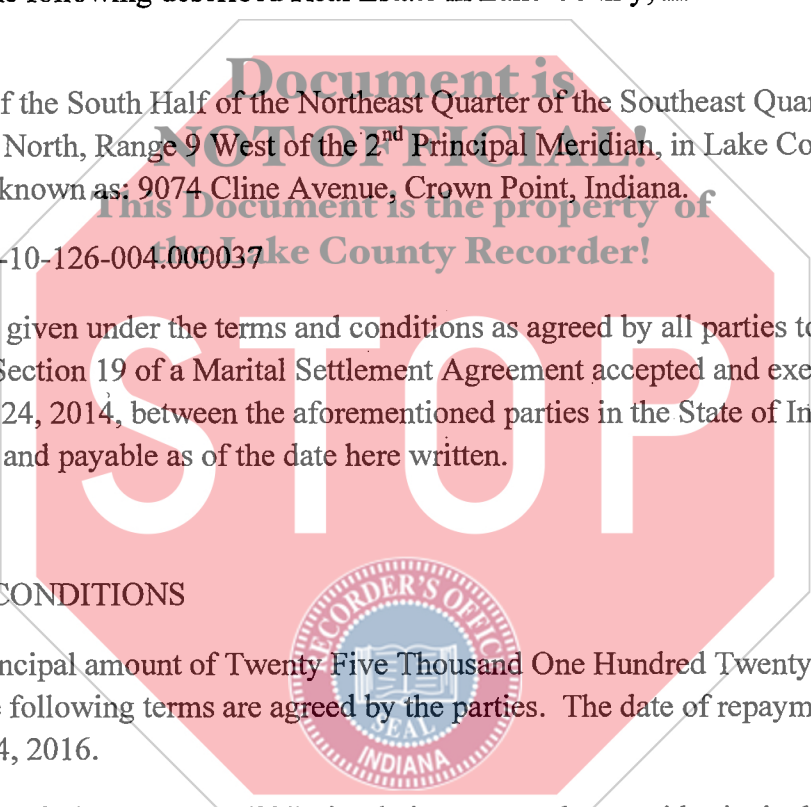
This Mortgage is given under the terms and conditions as agreed by all parties to satisfy the requirements of Section 19 of a Marital Settlement Agreement accepted and executed by the court on January 24, 2014, between the aforementioned parties in the State of Indiana. This is the balance now due and payable as of the date here written.

## TERMS AND CONDITIONS

In and for the principal amount of Twenty Five Thousand One Hundred Twenty Five Dollars (\$25,125.00), the following terms are agreed by the parties. The date of repayment shall be on or before January 24, 2016.

Interest at the rate of Three Percent (3%) simple interest on the unpaid principal balance shall be paid to Grantee with a principal payment. Such interest shall accrue from April 24, 2015. Such interest shall continue to accumulate until the full amount is paid in full. Interest shall cease as of the day the final funds have been issued and delivered to Grantor's law firm of Sterba & Swope, currently located at 425 W. US Highway 30, Schererville, Indiana. Said funds shall be delivered to Grantee's law firm of Sachs and Hess currently located at 7880 Wicker Ave, Ste 201 St John, Indiana 46375 within 24 hours of receipt of the funds.

Upon final payment Grantee shall properly execute and deliver the Release of Mortgage prepared by Grantor for the final payment due and payable and delivered to Sterba & Swope for the payment. Payment shall not be released to Grantee without a properly executed and acceptable Release of Mortgage.



2015 APR 27 15 19 6

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
MICHAEL B. BOYD  
RECORDER  
2015 APR 27 15 19 6

NON-COM  
\$17.00  
M.E  
Cash

In the event of default by Grantor, Grantee shall follow the remedies set forth in the Marital Settlement Agreement accepted and executed by the court on January 24, 2014. Grantee shall also reserve the right to foreclose on this Mortgage in accordance with the Laws of the State of Indiana.

All parties reserve the right to modify, change, add or delete any terms and conditions of this agreement ONLY with the written acknowledgment and agreement with the other party in writing.

This agreement shall be binding on all heirs, administrators or any other representative of either party in the event the primary party cannot execute necessary documentation.

This agreement shall be governed by the laws of the State of Indiana.

In WITNESS WHEREOF, The said George J. Paulauski has hereunto set his hand and seal, this 24<sup>th</sup> day of April, 2015.

*George J. Paulauski*

George J. Paulauski

STATE OF INDIANA, LAKE COUNTY, ss

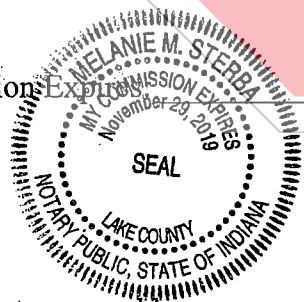
Before me, the undersigned, a Notary Public in and for said County, this 24<sup>th</sup> day of April, 2015, came George J. Paulauski and acknowledged the execution of the foregoing instrument.

Witness my hand and official seal.

*Melanie M. Sterba*

Notary Public

My Commission Expires



Resident of \_\_\_\_\_ County

This instrument prepared by:  
George J. Paulauski