

UNIFORM SHORT MORTGAGE

This statutory Mortgage, as per Minn. Stat. 507.15, made this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, between \_\_\_\_\_,

Mortgagors, and A-Alliance Bail Bond Co. Inc., a Minnesota company, Mortgagee, 10476 64<sup>th</sup> Way NE Albertville, MN 55301, and Indiana Lumbermans Mutual Insurance Company, Mortgagee

Witnesseth, that to secure the Promissory Note of even date herewith concerning the \$\_\_\_\_\_ Bail Bond posted with the \_\_\_\_\_ County District Court in the matter of \_\_\_\_\_ V. \_\_\_\_\_

The Mortgagors hereby mortgage to the Mortgagee, the real property located at \_\_\_\_\_,

County, Minnesota, legally described as follows:

Subject to prior encumbrances, and further subject to a maximum security interest of Mortgagee In the amount of \$\_\_\_\_\_, plus interest and any charges or premiums due on the Bond, said amount being the amount of the Promissory Note described.

The Mortgagors covenant with the Mortgagee the following statutory covenants:

- 1) To warrant the title to the premises;
- 2) To pay the indebtedness as herein provided, which includes, without limitation, For payment of said Bail Bond;
- 3) To pay all taxes;
- 4) To keep the buildings insured against fire for a minimum of \$\_\_\_\_\_

- 5) That the premises shall be kept in repair and no waste shall be committed;
- 6) That the whole of the principal sum shall become due after default, in the payment Of any installment of principal or interest, or of any tax, or in the performance of any Other covenant, at the option of the Mortgagee. If the Bail Bond is forfeited for any Reason, the Mortgagee shall have the statutory power of sale, and on foreclosure may Retain statutory costs and attorney's fees.

IN WITNESS WHEREOF, the Mortgagors have duly executed this Mortgage the day and Year first above written.

\_\_\_\_\_  
 \_\_\_\_\_

STATE OF MINNESOTA

COUNTY OF \_\_\_\_\_,

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by \_\_\_\_\_.

\_\_\_\_\_  
 Signature of person taking acknowledgment

Mortgage Registration Tax Due Hereon \$ \_\_\_\_\_  
 The Instrument was drafted by: \_\_\_\_\_  
 On \_\_\_\_\_