

The undersigned will at all times indemnify and keep indemnified the Mortgagee and save harmless the Mortgagee from and against any and all claims, demands, judgments, liabilities, costs, charges, legal fees, disbursements and expenses of every kind and nature, which the Mortgagee shall at any time sustain or incur, and as well from all orders, decrees, judgments and adjudications against the Mortgagee by reason of having executed such bond or undertaking in behalf of and/or at the instance of the Mortgagee, its successors and assigns, all sums and amounts of money required to meet every claim, demand, liability, cost, expense, suit, order, decree, payment and/or adjudication against the Mortgagee by reason of the execution of the such bond or undertaking and any other bonds, or undertakings executed in behalf of and/or at the instance of the Mortgagee, its successors and assigns, all legal fees and disbursements incurred in any legal proceedings, including proceedings in which the Mortgagee may assert or defend its right to collect or to charge for any legal fees and/or disbursements incurred in earlier proceedings.

shall be returned when all obligations arising from this undertaking have been satisfied with no loss to the Mortgagee.
 in the _____
 Court of _____
 County, and _____

_____ posted in behalf of _____
 is accepted as collateral for Bond No. _____

This Mortgage Debt

The Mortgagors hereby acknowledge that the property encumbered by this mortgage may be claimed as homestead; however, Mortgagors agree, for the purpose of this mortgage, to waive any and all exemptions granted to them under the laws of the State of Florida that would apply to home-
 stead property.

_____ hereinafter called the mortgagor, to
 seized and in possession, situate in _____
 County, Florida, viz: _____
 named in the promissory note of even date herewith, hereinafter described, the mortgagor hereby grants, bargains, sells, alien, rents, conveys and confirms unto the mortgagee all the certain land of which the mortgagor is now
Witnesseth, that for good and valuable considerations, and also in consideration of the aggregate sum
 hereinafter called the mortgagee:

EXECUTED the _____ day of _____ A.D. _____ by _____

This Mortgage Debt

SPACE ABOVE THIS LINE FOR PROCESSING DATA SPACE ABOVE THIS LINE FOR RECORDING DATA

Name:

Address:

This Instrument Prepared by:

Name:

Address:

Property Appraisers Parcel Identification

Folio Number(s):

Grantor(s)

Do have and to hold the same, together with the tenements, hereditaments and appurtenances thereto belonging, and the rents, issues and profits thereof, unto the mortgagee, in fee simple.

And the mortgagee covenants with the mortgagee that the mortgagee is indefeasibly seized of said land in fee simple; that the mortgagee has good right and lawful authority to convey said land as aforesaid; that the mortgagee will make such further assurances to perfect the fee simple title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free and clear of all encumbrances.

That this Mortgage Deed is solely to secure future advances which may be made by the mortgagee to the mortgagee up to and including the amount of _____ percent (_____) and interest thereon at _____ percent (_____) per annum. That at the present time, the mortgagee has not loaned the mortgagee any money or other thing of value, and as such, the present outstanding debt from the mortgagee to the mortgagee is Zero Dollars. The mortgagee may loan to the mortgagee up to and including the amount of _____ percent (_____) per annum, upon the occurrence of the stated contingency: Upon the forfeiture or estreature of the surety bond or bonds posted on behalf of _____ defendant in Case No. _____ in the Court of _____ County, Florida by mortgagee, or upon payment of any expenses incurred by the mortgagee to produce the defendant before the appropriate court of competent jurisdiction in the above cause.

Provided Always, that if said mortgagee shall pay unto said mortgagee the certain promissory note hereinafter substantially copied or identified, to wit:

CONTINGENT PROMISSORY NOTE

No. _____ \$ _____ Florida, _____ after date, for value received, _____ Promise to pay to the order of _____ Dollars, at _____, if and only if the following stated contingency occurs;

Upon the forfeiture or estreature of the surety bond or bonds posted on behalf of _____ defendant in Case No. _____ in the Court of _____ County, Florida, by mortgagee, or upon payment of any expenses incurred by the mortgagee to produce the defendant before the appropriate court or courts of competent jurisdiction in the above cause, with interest thereon at the rate of _____ percent, per annum from the occurrence of the above stated contingency, until fully paid. Interest payable semi-annually. The maker and endorser of this note further agree to waive demand, notice of non-payment and protest; and in case suit shall be brought for the collection hereof, or the same has to be collected upon demand of an attorney, to pay reasonable attorney's fees and assessable costs, for making such collection. Deferred interest payments to bear interest from maturity at _____ percent per annum, payable semi-annually.

It is further agreed and specifically understood between the parties to this Note that there is presently no outstanding loan or debt represented by this Promissory Note, and that this Note is given only to secure future advances up to and including _____ Dollars and interest. It is further agreed and specifically understood that this Note shall become null and void in the event said defendant shall appear in the proper court at all the time or times so directed by the Judge or Judges of competent jurisdiction until the obligation under the appearance bond or bonds posted on behalf of the defendant have been fulfilled and the surety discharged of all liability thereunder in writing, otherwise to remain in full force and effect.

_____ X (Seal)
_____ X (Seal)
Date: _____

Mortgage Deed

TO CORPORATION FROM INDIVIDUAL

To

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this _____ day of _____, 20____, by first party, Grantor, _____ whose post office address is _____ to second party, Grantee, _____ whose post office address is _____

WITNESSETH, That the said first party, for good consideration and for the sum of _____ Dollars (\$) _____ paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the _____ State of _____ to wit:

Signature of Witness _____
 Signature of First Party _____

Print Name of Witness _____
 Print Name of First Party _____

Signature of Witness _____
 Signature of First Party _____

Print Name of Witness _____
 Print Name of First Party _____

State of _____ County of _____, On _____ before me, _____ appeared _____ personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon WITNESS my hand and official seal.

Signature of Notary _____
 Affiant _____ Known _____ Produced ID _____ Type of ID _____

State of _____ County of _____, On _____ before me, _____ appeared _____ personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon WITNESS my hand and official seal.

Signature of Notary _____
 Affiant _____ Known _____ Produced ID _____ Type of ID _____

Signature of Preparer _____

Print Name of Preparer _____

Address of Preparer _____