

625214

10719981-28

7220 E. Excelsior + 7th St  
537 Muenich Hammond  
Form No. 6

Note: This form approved by Indiana State Bar Association for use in Indiana. Use of this form constitutes practice of law and is limited to practicing lawyers.

625214 CORPORATE WARRANTY DEED

THIS INDENTURE WITNESSETH. That TITLE CORPORATION,  
("Grantor"), a corporation organized and exist-  
ing under the laws of the State of Indiana, CONVEYS AND WARRANTS to  
EDWARD A. KLUG, 615 West 37th Avenue, Hobart, Indiana 46342  
of Lake County, in the State of Indiana for the  
sum of TEN AND 00/100 Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

Part of the NE 1/4 Section 30, Township 36 North, Range 7 West of the 2nd P.M., more particularly described as follows: Beginning at a point on the North line of said Section 30 and 1216.61 feet East of the Northwest corner thereof; thence South 1°41' West a distance of 276.05 feet; thence South 74°35' West a distance of 551.81 feet; thence North 40°33' West a distance of 208.24 feet; thence South 88°42' West a distance of 511.02 feet to the East line of Wisconsin Street; thence South 64°40'52" East, 100.95 feet; thence South 83°50'22" East 410.01 feet; thence South 51°05'22" East, 105.36 feet; thence North 85°14'44" East, 462.90 feet; thence North 63°19'22" East, 233.97 feet; thence North 01°41'00" East, 283.35 feet to the North line of said Section 30; thence North 88°03'00" West, 75.03 feet to the point of beginning, containing 2.034 acres more or less, all in the City of Hobart, Lake County, Indiana.

The Grantee herein by the acceptance of this deed agrees that no trailers or improvements other than drainage and landscaping shall be erected, installed or permitted within twenty feet of the northerly, easterly, and southerly boundary of Grantor's adjacent and remaining parcel.

SUBJECT TO: Unpaid taxes, if any; easements, covenants, conditions and restrictions of record.  
SUBJECT TO: Construction by Grantee of a fence on Grantee's adjacent property to the North of subject parcel along the East side of Wisconsin Street extending from the intersection of 37th Avenue and Wisconsin Street to the point at which subject parcel contacts with Wisconsin Street, a distance of about 371.88 feet, by January 31, 1981. If said fence is not completed by that date the purchase price of subject parcel shall increase by \$2,300.00.

DULY ENTERED FOR TAXATION  
17-17-2  
APR 16 1981

STATE OF INDIANA: NO  
JANE COOPER  
FILE FOR RECORD  
APR 16 3 40 PM '81  
WILLIAMSON COUNTY

Grantor hereby certifies under oath that no gross sales tax is due by virtue of this Deed.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 14th day of July 19 80

(SEAL) ATTEST:  
By CAROL N. ENSLEN, Secretary Signature  
By REBECCA A. GLUECK, President Signature  
Printed Name, and Office Printed Name, and Office

STATE OF INDIANA  
COUNTY OF LAKE  
SS:  
Before me, a Notary Public in and for said County and State, personally appeared REBECCA A. GLUECK and CAROL N. ENSLEN, the President and Secretary respectively of TITLE CORPORATION, who acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 2nd day of March, 19 81  
My Commission Expires 1/22/84  
Signature Cindy A. Porter  
Printed Cindy A. Porter Notary Public  
Residing in Lake County, Indiana  
This instrument was prepared by LOWELL E. ENSLEN attorney at law  
53 Muenich Court, Hammond, Indiana 46320.