

2 809404

MAIL TAXES TO: Accent Homes  
16 West Lincoln Hwy.  
Merrillville, IN 46410

WARRANTY DEED

39482  
LAWYERS TITLE INS. CORP.  
7895 BROADWAY  
MERRILLVILLE, IND. 46410

THIS INDENTURE WITNESSETH, That RALPH M. WILLIAMS and WANDA L. WILLIAMS, both of whom are competent adults, ("Grantor"), of Grant County, in the State of Indiana, CONVEY AND WARRANT to ACCENT HOMES, INC., an Indiana Corporation, for and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana, to wit:

Lot No. 3, Indian Ridge Addition, Unit No. 1, to the City of Crown Point, as shown in Plat Book 46, page 141, in Lake County, Indiana.

# 23-136-3

This conveyance is made, and the above described real estate is, subject to:

- (a) the lien of the second installment of real estate taxes and assessments for the year 1984, due and payable in November, 1985, and all taxes and assessments subsequent thereto;
- (b) legal highways and rights-of-way;
- (c) all easements, covenants, conditions, restrictions, ordinances and other matters of record, including but not limited to:
  - (i) an easement for tile drain as reserved in Warranty Deed dated February 16, 1934 and recorded October 13, 1934 in Deed Record 522, page 535 in the office of the Recorder of Lake County, Indiana;
  - (ii) a five foot easement affecting the south five (5) feet as indicated on Plat of subdivision;
  - (iii) a ten foot utility easement affecting the west 10 feet as indicated on Plat of subdivision;
  - (iv) a thirty foot building line as indicated on Plat of subdivision; and
  - (v) the terms, provisions, conditions, covenants, restrictions, limitations, and requirements of or under the Indian Ridge Subdivision Unit No. 1, Restrictive Covenants dated August 29, 1978 and recorded August 29, 1978 as document number 487536 in the office of the Recorder of Lake County, Indiana; and
- (d) matters which would be disclosed by an accurate survey and inspection of said real estate.

STATE OF INDIANA  
LAKE COUNTY  
FILES FOR RECORD  
JUL 1 9 12 AM '85  
RECORDED  
Ralph M. Williams

**DULY ENTERED FOR TAXATION**

JUN 28 1985

*John O. ...*  
AUDITOR LAKE COUNTY

IN WITNESS WHEREOF, Grantor have executed this deed this 18<sup>th</sup> day of June, 1985.

*Ralph M. Williams* (seal)  
Ralph M. Williams  
*Wanda L. Williams* (seal)  
Wanda L. Williams

1385  
*JK*  
*5/30*  
*pd*

This Instrument was prepared by Kenneth J. Williams, Attorney-at-Law.

LAWYERS TITLE INS. CORP.  
7895 BROADWAY  
MERRILLVILLE, IND 46410

STATE OF INDIANA )  
                          ) SS:  
COUNTY OF GRANT )

Before me, a Notary Public in and for said County and State, personally appeared Ralph M. Williams and Wanda L. Williams, who acknowledged the execution of the foregoing Warranty Deed and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 18<sup>th</sup> day of June, 1985.

Marilyn R. Huber  
Marilyn R. Huber, Notary Public

My Commission Expires:  
May 10, 1986

My County of Residence:  
Grant



This Instrument was prepared by Kenneth J. Williams, Attorney-at-Law.