

5265 Holman Ave  
Hind: 46320  
ATTN: Real Estate

872385

EASEMENT FOR UNDERGROUND ELECTRICAL LINES

KNOW ALL MEN, That St. Mary Medical Center, Inc.

herein called "Grantor", in consideration of the sum of One Dollar and other valuable considerations, in hand paid to the Grantor, hereby grants to NORTHERN INDIANA PUBLIC SERVICE COMPANY, an Indiana corporation, herein called "Grantee", and to its successors and assigns, an easement, right authority, from time to time, to install, construct, maintain, operate, repair, replace, renew and remove: (a) underground ducts and conduits, (b) underground wires, cables, conductors, manholes and other necessary appurtenances, in such underground ducts and conduits, (c) pads for transformers, with transformers located thereon, where reasonably necessary in the sole judgment and discretion of Grantee herein together with all the rights and privileges necessary or convenient for the full enjoyment or use thereof, for the purposes herein described, including the right of ingress and egress to and from the strip of easement land, over adjoining lands of Grantor, and the right to trim, or at Grantee's option, to cut down and remove from the premises hereinafter described and from the adjoining lands of Grantor any trees or undergrowth, which may, in the sole judgment of Grantee, endanger the safety of, or interfere with the use or enjoyment of, any of Grantee's facilities arising from the growth of trees or underground root system, including the right to clear and keep cleared such obstructions from the surface and subsurface as may be necessary for the installation and maintenance of such facilities, and to operate by means thereof one or more line or lines for the transmission, distribution and delivery of electrical energy to the public in general, to be used for light, heat, power, telephone and other purposes, in, upon, along and over a strip of land or right of way situated in Section 4, Township 36 North, Range 8 West of the Second Principal Meridian, in the County of Lake, State of Indiana, described as follows:

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
AUG 29 3 49 PM '86  
REC'D  
RECORDS  
CLERK

**FILED**

AUG 29 1986

*Lucia O. ...*  
AUDITOR LAKE COUNTY

1863

900

The South twenty (20) feet of Lot Six (6) in Block Seventy Four (74) in Gary Land Company's First Subdivision, being a subdivision of part of the East Half (E½) of the Southwest Quarter (SW¼) of Section 4 in Township 36 North, Range 8 West of the Second Principal Meridian in the County of Lake, City of Gary, State of Indiana.

Any underground facilities of the Grantee shall be at least 24 inches below the surface of the soil, as the surface now exists.

The Grantor reserves the use of the above described land not inconsistent with this grant, but no buildings or structures shall be placed on the right of way by Grantor.

*The Grantee shall and will indemnify and save the Grantor harmless from and against any and all damage, injuries, losses, claims, demands or costs proximately caused by the fault, culpability, or negligence of the Grantee in the construction, erection, maintenance, operation, repair or renewal of said line or lines, underground ducts or conduits, pads for transformers and transformers thereon, and the structures and appurtenances connected therewith.*

The undersigned Grantor hereby covenants to be the owner in fee simple of said real estate, lawfully seized thereof, with good right to grant and convey said easement herein, and guarantee the quiet possession thereof, that the said real estate is free from all encumbrances, and that the Grantor will warrant and defend the title to the said easement against all lawful claims.

These presents shall be inure to the benefit of and be binding upon the Grantor and successors and assigns of the Grantor, and upon the Grantee, its successors and assigns.

This easement is granted under the express conditions, promises and representations contained herein and Grantor has specifically relied upon the duties, conditions and promises of Grantee contained herein.

IN WITNESS WHEREOF, the Grantor has duly executed this instrument  
this 29th day of August, 1986

ST. MARY MEDICAL CENTER, INC.

\_\_\_\_\_(SEAL) \_\_\_\_\_(SEAL)

Beth Kaminski (SEAL) \_\_\_\_\_(SEAL)

Beth Kaminski  
Chief Operating Officer  
Hobart Operations

\_\_\_\_\_(SEAL)

This instrument was prepared by Don W. Carnahan,  
Northern Indiana Public Service Company

STATE OF INDIANA )  
COUNTY OF LAKE ) SS:

Personally appeared before me the undersigned, a Notary Public in and for  
said county and state Beth Kaminski  
who acknowledged the execution of the foregoing instrument to be her  
voluntary act and deed.

Witness my hand and notarial seal this 29th day of August,  
19 86.

James E. Daugherty (SEAL)  
James E. Daugherty: Notary Public  
Resident of Lake County, Indiana

My Commission expires:  
3-30-88

STATE OF INDIANA )  
COUNTY OF \_\_\_\_\_ ) SS:

Personally appeared before me the undersigned, a Notary Public in and  
for said county and state \_\_\_\_\_,  
who acknowledged the execution of the foregoing instrument to be \_\_\_\_\_,  
voluntary act and deed.

Witness my hand and notarial seal this \_\_\_\_\_ day of \_\_\_\_\_,  
19 \_\_\_\_\_.

\_\_\_\_\_(SEAL)  
Notary Public

My Commission expires:  
\_\_\_\_\_