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WARRANTY DEED

13165386

TICOR TITLE INSURANCE  
Highland, Indiana

THIS INDENTURE WITNESSETH That:

Alan R. Collins and Chris L. Collins (GRANTOR)

of Marshall County, State of Indiana, CONVEYS AND WARRANTS to  
Venture Properties, Inc.

of Marshall County, State of Indiana for the sum of One Dollar (\$1.00)  
and other good and valuable consideration the receipt of which is hereby  
acknowledged, the following described real estate in Marshall County,  
State of Indiana, to-wit:

*Key # 23-4-18*

A parcel of land being a part of the South 572.70 feet of the  
West 54 acres of the Southeast 1/4 of Section 32, Township 35  
North, Range 8 West of the Second Principal Meridian in the  
City of Crown Point, Lake County, Indiana, lying South of  
Beaver Dam Ditch and being more particularly described as  
follows: Commencing at the Southwest corner of the Southeast 1/4  
of said Section 32; thence South 89°36'29" East 89.32 feet  
along the South Line of the Southeast 1/4 of said Section 32 to  
an intersection point (said point being on the Easterly right-  
of-way line of State Road #55) with a 5,777.90 foot non-tangent  
curve, the center of which bears South 87°01'00" West; thence  
Northerly on the East right-of-way line of said State Road #55  
a distance of 164.39 feet along said curve through a central  
angle of 1°37'48" to the point of beginning; thence continuing  
Northerly 40.10 feet along said curve through a central angle  
of 0°23'52"; thence North 5°00'40.5" West 240.89 feet; thence  
South 89°36'29" East 398.77 feet; thence South 5°00'40.5" East  
243.45 feet; thence South 84°59'19.5" West 397.14 feet to the  
point of beginning, containing 2.39 acres more or less.

Subject to recorded restrictions, easements of record and  
zoning ordinances, but free and clear of all liens and  
encumbrances, save and except the real estate taxes for the  
year 1985, due and payable in the year 1986 and subsequent  
taxes which grantee assumes and agrees to pay as part of the  
consideration herein.

Grantee mailing address for tax purposes and mailing of this deed is as  
follows: 1435 North Michigan Street, Plymouth, Indiana 46563

IN WITNESS WHEREOF, Grantor has executed this deed this 8th day of  
December, 1986.

*[Signature of Alan R. Collins]*  
Alan R. Collins

(SEAL)

*[Signature of Chris L. Collins]*  
Chris L. Collins

(SEAL)

STATE OF INDIANA, MARSHALL COUNTY ) SS:

Before me, a Notary Public in and for said County and State, personally  
appeared Grantor, Alan R. Collins and Chris L. Collins 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 8th day of December, 1986.

My commission expires:  
August 7, 1988

DULY ENTERED  
FOR TAXATION

DEC 24 1986

Signature: *[Signature of Claudia B. Button]*  
Claudia B. Button  
NOTARY PUBLIC  
A Resident of Marshall County, Ind.

*[Signature of Lucie O. Brink]*  
AUDITOR LAKE COUNTY

This instrument prepared by Martin A. Morrison II, Attorney at Law, 1435  
N. Michigan St., Suite Four, Plymouth, Indiana 46563

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5:00  
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