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H. BRIDER MAIN PA

SIT N. MAIN PA

CROWN BINA, IND

(1630)

Deed In Trust

This indenture witheseth, That Marie Seberger, of Lake County, in the State of Indiana, conveys and warrants to Marie Seberger as Trustee under the provisions of a Trust Agreement dated the 9th day of November, 1988, known as The Marie Seberger Trust, hereinafter referred to as "Trustee", of Lake County, in the State of Indiana, for and in consideration of Ten Dollars (\$10.00) and Other Good and Valuable Consideration, the receipt whereof is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana, to-wit:

The West one hundred ten (110) feet, (measured along the South line of the tract herein described,) of part of the Northwest quarter of Section 14, township 35 North, Range 9 West of the 2nd. P.M., described as follows: Commencing at a point in the center line of the Old Lincoln Highway at a distance of 426.55 feet measured for transfer. The Easterly along the center line of said Highway from the West Coceptance for transfer. In of said Section 14; thence South parallel with the West line of aforesaid Section 14 a distance of 243.59 feet; thence NOV 10 1988 West along a line parallel with the North line of Section 14 a distance of 250.0 feet; thence North parallel with the West line of said Section 14 a distance of 203.25 feet to the center line of said Old Lincoln Highway; thence Easterly along the center line of said Old Lincoln Highway a distance of 253.60 feet to the place of beginning, in Lake County, State of Indiana.

In no case shall any party dealing with said Trustee in relation to said premises or to whom said real estate or any part thereof shall be sold or conveyed be obliged to inquire into the necessity or expediency of any act of said Trustee or be obliged of privileged to inquire into any of the terms of said Trust Agreement; and every deed, trust deed, or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance or other instrument:

- a. that at the time of the delivery thereof the trust created by this indenture and by said Trust Agreement was in full force and effect;
- b. that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said Trust Agreement or in some amendment thereof and binding upon all beneficiaries thereunder;
- c. that said Trustee was duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and
- d. if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his or their predecessor in trust.

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The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable in or to said real estate as such but only an interest in the earnings, avails and proceeds thereof as aforesaid.

Neither said Trustee nor her successor in trust shall be personally liable upon any conveyance by either of them, either by deed or mortgage.

In witness whereof, the said MARIE SEBERGER has hereunto set her hand this 9th day of November, 1988.

MARIE SEBERGER

STATE OF INDIANA, COUNTY OF LAKE, SS:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared MARIE SEBERGER who acknowledged the execution of the above and foregoing deed as her free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and official seal this 9th day of November, 1988.

Barbara J. Polen, Notary Public

My Commission Expires: July 16, 1989

County of Residence of Notary Public: LAKE

This instrument prepared by Herman Barber, attorney at law.