

SEND TAX BILLS TO:
Evelyn C. McComb
405 Old Stone Road
Munster, IN 46321

91060021 W A R R A N T Y D E E D

THIS INDENTURE WITNESSETH, that **HOWARD GROEN, JR.**, of Lake County, in the State of Indiana, "Grantor", CONVEY AND WARRANT to **EVELYN C. McCOMB**, of Lake County, in the State of Indiana, "Grantee", for the sum of Ten and no/100 Dollars (\$10.00) and all other valuable considerations, the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana, to-wit:

Residential apartment Unit E-8, together with an undivided 1.04 per cent interest in the common area and facilities in Stone Ridge Condominium Horizontal Property Regime, in the Town of Munster, as recorded on June 14, 1978, as Document No. 473673 and in Plat Book 48 page 102 to 109, both inclusive, in the Office of the Recorder of Lake County, Indiana.

MORE COMMONLY KNOWN AS: 405 Old Stone Road, Munster, IN 46321. **HAVING A TAX KEY NUMBER OF:** Unit No. 18. 28-363-42.

Subject to the following:

1. Real estate taxes for the year 1990 payable in 1991 and subsequent years which grantee herein assumes and agrees to pay.
2. Easements, streets, Sanitary sewers, storm sewers, water, telephone, gas and electric utilities and sidewalks.
3. Covenants and restrictions forming the initial Rules and Regulations of Stone Ridge Inc. which Rules and Regulations shall be deemed effective until amended by the Association, as set out in the Declaration recorded June 14, 1978 as Document No. 473673, a copy of which is attached. Restrictions do not provide for forfeiture or reversion for violation thereof.
4. Terms, covenants, conditions and restrictions contained in the Declaration of Stone Ridge Condominium and the By-laws recorded June 14, 1978 as Document No. 473673, and as amended by instruments recorded November 12, 1980 as Document No. 606685, recorded October 23, 1981 as Document No. 648361, recorded October 14, 1983 as Document No. 729484 and recorded September 20, 1985 as Document No. 821014, and the duties and obligations arising out of membership in and the powers of the Stone Ridge Inc., the Association of the apartment owners. Conditions and restrictions do not provide for forfeiture or reversion for violation thereof, except as to a garage unit sold to a non-apartment owner.

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DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

IN WITNESS WHEREOF, Grantor has executed this deed this 13th day of November, 1991.

Signature: Howard Groen, Jr.
Printed: HOWARD GROEN, JR.

NOV 23 1991

STATE OF INDIANA)SS:
COUNTY OF LAKE)

Chas. N. Antox
AUDITOR LAKE COUNTY

Before me, a Notary Public in and for said County and State, personally appeared **HOWARD GROEN, JR.**, 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 13th day of November, 1991.

My Commission Expires: Jean Henderson Jean Henderson
NOTARY PUBLIC, LAKE COUNTY RESIDENT

12-3-93

This instrument was prepared by: Franklin J. Black, Attorney at Law, 3527 Ridge Road, Highland, IN 46322.

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