

92012409

# Warranty Deed

THIS INDENTURE WITNESSETH, That

REEDER ASSOCIATES

of Lake County, in the State of Indiana Convey and Warrant

to Charles R. Shoar and Mary L. Shoar, Husband and Wife

of Lake County, in the State of Indiana, for and in consideration of the sum

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:

PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 33 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN LAKE COUNTY, INDIANA, DESCRIBED AS BEGINNING 528 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SECTION; THENCE EAST 135 FEET; THENCE NORTH ON A LINE PARALLEL TO THE WEST LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24 A DISTANCE OF 300 FEET; THENCE WEST 135 FEET; THENCE SOUTH ON SAID WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24 A DISTANCE OF 300 FEET TO THE POINT OF BEGINNING.

A PART OF KEY NO. 4-9-10, TAX UNIT NO. 17  
SPLIT FROM KEY 4-9-107 - KEY 4-9-121

SUBJECT TO TILE DRAINS AND LAGOONS AS SHOWN ON THE RECORDED PLAT OF LOWELL CEMETERY ASSOCIATION ANNEX IN PLAT BOOK 27, PAGE 71.

SUBJECT TO RIGHTS OF WAY FOR DRAINAGE TILES, DITCHES, FEEDERS AND LATERALS, IF ANY.

SUBJECT TO RIGHTS OF WAY FOR ANY ROADS, HIGHWAYS, STREETS OR ALLEYS.

SUBJECT TO RIGHTS OF THE PUBLIC AND THE GOVERNMENT AGENCIES HAVING JURISDICTION OVER ROADS IN AND TO THAT PART OF THE LAND LYING WITHIN VIANT STREET.

SUBJECT TO EASTMENT FOR SANITARY SEWER FROM LOWELL CEMETERY ASSOCIATION TO THE TOWN OF LOWELL, DATED MARCH 3, 1975 AND RECORDED MARCH 11, 1975 AS DOCUMENT NO. 291761.

(FOR FURTHER PARTICULARS, SEE RECORD).

SUBJECT TO EASEMENT OVER ANY OF THE UNNAMED STREETS, ROADS, ALLEYS, WALKS, PATHS, PARKS OR PARKWAYS IN THAT PART OF THE LAND PLATTED FOR CEMETERY PURPOSES.

SUBJECT TO ANY AND ALL COVENANTS, EASEMENTS, RESTRICTIONS AND/OR ORDINANCES OF RECORD.

SUBJECT TO REAL ESTATE TAXES FOR 1992 PAYABLE IN 1993 AND ALL TAXES COMING DUE AND PAYABLE THEREAFTER.

GRANTEES MAILING ADDRESS: 1203 COMMERCIAL AVE.,  
TAXES TO: LOWELL, IN 46356

In Witness Whereof, The said GRANTOR

has hereunto set its hand and seal, this 7th day of February, 1992  
DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

\_\_\_\_\_(Seal) \_\_\_\_\_(Seal)  
Roger K. Reeder, Partner

FEB 28 1992

\_\_\_\_\_(Seal) REEDER ASSOCIATES \_\_\_\_\_(Seal)

\_\_\_\_\_(Seal) \_\_\_\_\_(Seal)  
AUDITOR LAKE COUNTY

STATE OF INDIANA, Lake COUNTY, ss:

Before me, the undersigned, a Notary Public in and for said County, this 7th day of February 1992, came

Reeder Associates, By: Roger K. Reeder, and acknowledged the execution of the foregoing instrument.

Witness my hand and official seal.

My Commission expires 5/24/93

\_\_\_\_\_(Seal) \_\_\_\_\_(Seal)  
Notary Public  
Judith L. Scott  
County of Residence: Lake

This instrument prepared by: Roger K. Reeder

CHICAGO TITLE INSURANCE COMPANY  
TITLARS DIVISION



ROBERT BOGARD  
RECORDER

FEB 28 1 35 PM '92

LAKE COUNTY  
FILED FOR RECORD

70 ct