

WARRANTY DEED

3

93015329

Project: ST-200-1(13)
Code No.: 2515
Parcel: 63
Page 1 of 3 pages

J.H.
7/15/92

This Indenture is made this NOT TAXABLE 9th day of MARCH 1993 between SHAWN S. LAZARIAN

MAR 09 1993

(ADULT-MALE)
Paid by Warrant No. 17278827
Dated 7-17-97

Anna N. Anton
RUCHON LAKE COUNTY

of LAKE County, in the State of INDIANA, Conveys and

Warrants to the State of Indiana, for and in consideration of Six Thousand Eight Hundred Sixty and No/100 Dollars (\$ 6,860.00) and other valuable consideration, the receipt whereof

hereby acknowledged, the following described Real Estate, in Lake County in the State of Indiana, to wit:

STATE OF INDIANA/S.S. NO. 1-7
FILED FOR RECORD
LAKE COUNTY
MAR 10 9 07 AM '93
RECORDER

Document is NOT OFFICIAL!

This Document is the property of the Lake County Recorder!

A part of the North Half of the Northwest Quarter of Section 17, Township 35 North, Range 9 West, Lake County, Indiana, described as follows: Commencing at the northwest corner of the Northeast Quarter of the Northwest Quarter of said section; thence South 03 degrees 43 minutes 30 seconds East 929.66 feet along the western line of said quarter-quarter section to the south boundary of U.S. 30; thence South 88 degrees 56 minutes 21 seconds East 778.87 feet along the boundary of said U.S. 30 to the western line of the owners' land and the point of beginning of this description; thence continuing South 88 degrees 56 minutes 21 seconds East 100.35 feet along said boundary to the eastern line of the owners' land; thence South 03 degrees 43 minutes 30 seconds East 40.14 feet along said eastern line; thence North 88 degrees 56 minutes 21 seconds West 74.94 feet; thence North 01 degree 03 minutes 39 seconds East 30.00 feet; thence North 82 degrees 13 minutes 46 seconds West 28.39 feet to the western line of the owners' land; thence North 03 degrees 43 minutes 30 seconds West 6.71 feet along said western line to the point of beginning and containing 0.073 acres, more or less.

Also, an easement in and to the following-described real estate, to wit: A part of the North Half of the Northwest Quarter of Section 17, Township 35 North, Range 9 West, Lake County, Indiana, described as follows: Commencing at the northwest corner of the Northeast Quarter of the Northwest Quarter of said section; thence South 03 degrees 43 minutes 30 seconds East 929.66 feet along the western line of said quarter-quarter section to the south boundary of U.S. 30; thence South 88 degrees 56 minutes 21 seconds East 778.87 feet along the boundary of said U.S. 30 to the western line of the owners' land; thence South 03 degrees 43 minutes 30 seconds East 6.71 feet along said western line to the point of beginning of this description; thence South 82 degrees 13 minutes 46 seconds East 28.39 feet; thence South 01 degree 03 minutes 39 seconds West 10.00 feet; thence North 88 degrees 56 minutes 21 seconds West 27.08 feet to the western line of the owners' land; thence North 03 degrees 43 minutes 30 seconds West 13.36 feet along said western line to the point of beginning and

Grantee Name and Address:
Interests in land acquired for State Highway by Indiana Department of Transportation 100 North Senate Avenue Indianapolis, IN 46204-2249

J.H.
7/15/92

1/28/91SRC
Rev. 4/12/91SRC

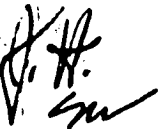
This Instrument Prepared by Jeelyn S. Southwick
Deputy Attorney General
former Registry 000182



NC

Project: ST-200-1(13)
Code No.: 2515
Parcel: 63
Page 2 of X pages

3



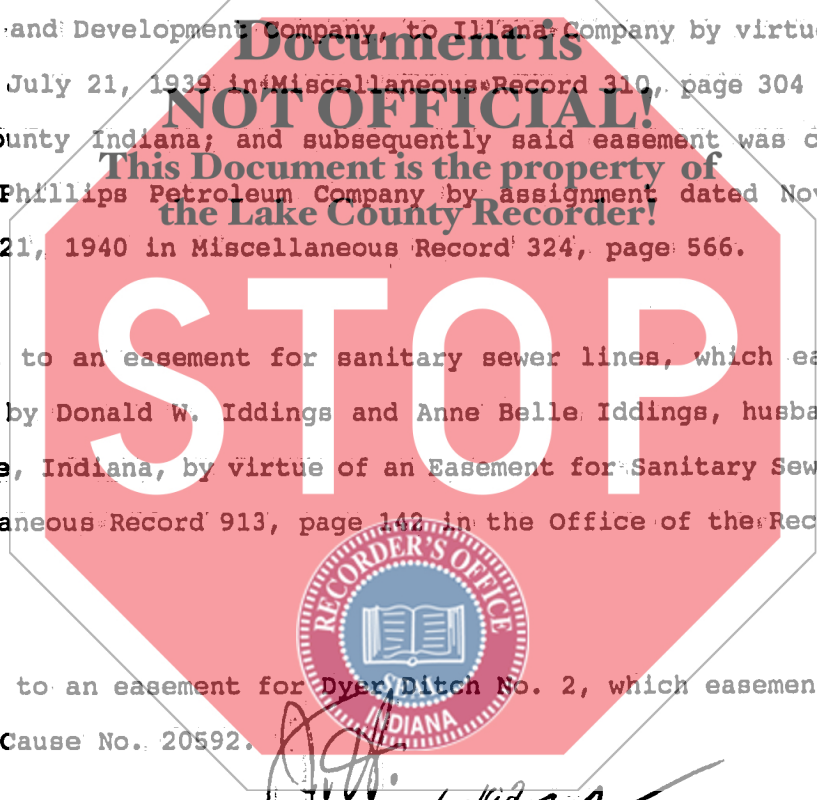
containing 0.007 acres, more or less, for the purpose of constructing a driveway for service to the owners' private property, which easement will revert to the owners upon the completion of the above-designated project.

Subject to an easement for telephone lines, which easement was conveyed June 18, 1917, by John Berens to Chicago Telephone Company by virtue of a Grant recorded July 17, 1917, in Miscellaneous Record 91, page 116 in the Office of the Recorder of Lake County Indiana. The Chicago Telephone Company changed its name to Illinois Bell Telephone Company, as evidenced by Certificate recorded December 10, 1926 in Miscellaneous Record 151, page 261.

Also, subject to an easement for pipe line, which easement was conveyed April 28, 1939, by Ideal Land and Development Company, to Illiana Company by virtue of an Easement for Pipe Line recorded July 21, 1939 in Miscellaneous Record 310, page 304 in the Office of the Recorder of Lake County Indiana; and subsequently said easement was conveyed by the said Illiana Company to Phillips Petroleum Company by assignment dated November 30, 1939 and recorded in August 21, 1940 in Miscellaneous Record 324, page 566.

Also, subject to an easement for sanitary sewer lines, which easement was conveyed November 15, 1964, by Donald W. Iddings and Anne Belle Iddings, husband and wife, to the Town of Schererville, Indiana, by virtue of an Easement for Sanitary Sewer recorded December 7, 1964, in Miscellaneous Record 913, page 142 in the Office of the Recorder of Lake County Indiana.

Also, subject to an easement for Dyer Ditch No. 2, which easement was established by Lake Circuit Court Cause No. 20592.



Land and improvements \$ 6690⁰⁰ Damages \$ 170⁰⁰ Total consideration \$ 6860⁰⁰

The grantor shall clear and convey free of all leases, licenses, or other interests both legal and equitable, and all encumbrances of any kind or character on, in and under said land as conveyed.

It is understood between the parties hereto, and their successors in title, and made a covenant herein which shall run with the land, that all lands hereinbefore described (excepting any parcels specifically designated as easements or as temporary right of way) are conveyed in fee simple and not merely for right of way purposes, and that no reversionary rights whatsoever are intended to remain in the grantor(s).

In Witness Whereof, the said GRANTOR has hereunto set his hand and seal, this 23RD day of JULY, 1992.

X _____ (Seal) _____ (Seal)

_____ (Seal) Shawn S. Lazarian (Seal)

_____ (Seal) S. LAZARIAN (Seal)

_____ (Seal) _____ (Seal)

State of Indiana, LAKE County, SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 23RD day of July, A.D. 1992; personally appeared the within named _____

SHAWN S. LAZARIAN (Adult Male)
Grantor (X) in the above conveyance, and acknowledged the same to be his voluntary act and deed, for uses and purposes herein mentioned.

I have hereunto subscribed my name and affixed my official seal.

My Commission expires August 27, 1993

My County of residence is Monroe

John W. Hooper
Notary Public (Signature)
John W. Hooper
Notary Public (Printed Name)

State of Indiana, _____ County, SS:

Before me, the undersigned, a Notary Public in and for said County and State, this _____ day of _____, A.D. 19____; personally appeared the within named _____

Grantor(s) in the above conveyance, and acknowledged the same to be _____ voluntary act and deed, for uses and purposes herein mentioned.

I have hereunto subscribed my name and affixed my official seal.

My Commission expires _____

My County of residence is _____

Notary Public (Signature)

Notary Public (Printed Name)

