## TICOR TITLE INSURANC

## DEED IN TRUST

\frac{1}{2}

THIS INDENTURE WITNESSETH, That

WAYNE C. NELSON,

## 93019522

A piece of land 26 ft. front by 125 ft. Geep in the SEL of the NWL of the SWL of Section 32, Twp. 36 N, R7W, as follows: Commencing at the NE corner of Lot 37 in Block 15 in Geo. 6 Wm. Earle's Second Subdivision to dispart, Indiana, thence W along the North line of said Lot 3 a distance of 125 ft.; thence South along the East line of the alley a distance of 26 ft.; thence East a distance of 125 ft. to the West line of Lake Street; thence North along the West line of Lake Street 26 ft. to the place of beginning;

Also, Lots 3 and 4 in Block 15 as marked and laid down on the recorded plat of Geo & Wm. Earle's Second Subdivision in the City of Hobart, Lake County, Indiana;

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FORTER ASSEER.

Carra Marketonia

Full power and authority is hereby granted to said Trustee to mortgage, sell and convey said real estate, and also to encumber: same with restrictions.

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 see that the terms of this Trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said Trustee, or be obliged or 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;

900 32t 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;

distributed of the distributed of the second

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.

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 land no beneficiary hereunder shalf 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 his successor in trust shall be personally liable upon any conveyance by either of them, either by deed or mortgage.

baniel M. Rohaley of Lake County, Indiana, is hereby named Successor Trustee with all of the powers herein granted to said Trustee in the absence, death or inability to act on the part of said Trustee and any conveyance or mortgage by such successor trustee shall be conclusive evidence of his authority to execute the same.

IN WITNESS WHEREOF, the said Grant or (\$), has bereunto set his hand and seal , this 23rd day of September 1992.

By: Melson (SEAL)

Patty J. Welson, his Attorneyin-Fact (SEAL)

STATE OF INDIANA )
) SS:
COUNTY OF LAKE )

Before me the undersigned, a notary public in and for said county and state, personally appeared Wayne C. Nelson by Patty J. Nelson, his Attorney - in - Fact, and acknowledged execution of the foregoing Deed as (his), (hyen) or (their) voluntary act and deed for the uses and purposes therein set forth.

WITNESS my hand and seal this 23rd day of September 1992

My Comm. Expires: 10-28-92

County of Residence: Porter

Margie L. Eastridge, Notary Public

Prepared by Attorney Harry R. Kneifel, Sr.
Kneifel & Behnke, Attys. at Law, 651 E. 3rd-Hobart, Ind. 942-1128
Mail Tax Statements to: 714 Lake Street, Hobart, In. 46342