

R093-1037

MAIL TAX BILLS TO: 92039877

TAX KEY NO.:

1-159-13

Mr. and Mrs. Dennis Cowser
3528 - 186th St.
Lansing, IL 60438

ADDRESS OF REAL ESTATE:

14151 Maplewood Court
Lowell, IN 46356

152 Washington Street
Lowell, Indiana 46356
769-6727 or 586-0100

KOHNKEST INDIANA TITLE SERVICES, INC.

WARRANTY DEED

This Indenture Witnesseth That:

WILLIAM A. SCHARA and CAROLE L. SCHARA, Husband and Wife,
of Lake County, Indiana,

Convey and Warrant to:

DENNIS M. COWSER and RUTH ANN COWSER, Husband and Wife,
of Cook County, Illinois,

for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Lake County, Indiana, to-wit:

Lot 13, Westridge Estates, an addition to Lake County, Indiana, as recorded in Plat Book 69, page 5, in the Office of the Recorder of Lake County, Indiana.

The Grantor hereby expressly reserves to himself, his heirs, Executors, Administrators, Personal Representatives and assigns the right to cross and to use that portion of the parcel that has been designated as a private drive and utility easement and which may at some point be dedicated to the public use as now established on the above-described property for the purpose of having access for the installation of utilities and for purposes of ingress and egress to and from the Grantor's parcel of real estate lying South of and adjacent to Westridge Estates as set out in Plat Book 69, page 5, and the Grantor does further terminate any rights as granted in the Agreement for Easement recorded February 2, 1990, as Document No. 082747 that may affect the above-described parcel.

This conveyance is subject to State, County and City taxes for 1993 payable in 1994 and all subsequent years; all special assessments levied prior to and payable subsequent to the date hereof; building and zoning ordinances now or hereafter in effect; easements; restrictions of records and questions of survey. Grantor expressly limits said warranties against the acts of the Grantor and all persons claiming through under the Grantor.

Dated this 17th day of June, 1993.

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

William A. Schara
WILLIAM A. SCHARA

Carole L. Schara
CAROLE L. SCHARA

JUN 21 1993

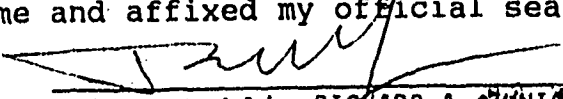
Dennis M. Cowser
AUDITOR LAKE COUNTY

STATE OF INDIANA / S.S. NO.
LAKE COUNTY
FILED FOR RECORDER
JUN 21 1993
SARAH L. ORLICH
RECORDER
1 03 PM '93

01356 900

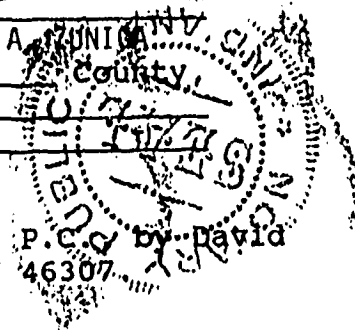
STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this 17th day of June, 1993, personally appeared WILLIAM A. SCHARA and CAROLE L. SCHARA, Husband and Wife, and acknowledged the execution of the foregoing Deed. In Witness Whereof, I have hereunto subscribed my name and affixed my official seal.



Notary Public RICHARD A. ZUNICA
Resident of Lake County,
State of Indiana
RICHARD A. ZUNICA
Printed Signature

My Commission Expires:
September 12, 1994



This Instrument Prepare by: O'Drobinak, Austgen & Goad, P.C. by David M. Austgen, 5240 Fountain Dr., Suite J, Crown Point, IN 46307

