

Mail Tax Bills To:
917 South Park Drive
Griffith, IN 46319

Tax Key No.: 7-332-8

94030455 PARTNERSHIP WARRANTY DEED

THIS INDENTURE WITNESSETH THAT *B & J CONSTRUCTION*, an Indiana partnership (hereinafter the "Grantor"), **CONVEYS AND WARRANTS** to *KENNETH G. KROOSWYK and RUTH ANN KROOSWYK, husband and wife as tenants by the entireties* in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate situated in Lake County, in the State of Indiana, to-wit:

Lot 8, Niles Creek Addition, Unit 1, as shown in Plat Book 73, page 55, in Lake County, Indiana.

Commonly known as 2630 - 111th Court, Crown Point, Indiana.

SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

1. Taxes for 1993 payable in 1994 and for all years thereafter.
2. A 30 foot building line affecting the Southerly side of the real estate as shown on the plat of subdivision.
3. Easements for public utilities and for drainage, over the North 15 feet of the real estate as shown and granted on the plat of subdivision.
4. All covenants, easements, rights of way, building lines, highways, roads, streets, alleys and other restrictions of beneficial use and enjoyment of record, and all facts and matters affecting legal and equitable ownership and possession of the real estate which would be, or should have been, revealed and disclosed by an accurate survey of the real estate described above.

The undersigned persons executing this Deed represent and certify on behalf of Grantor that each of the undersigned is a partner of Grantor; that there are no other partners of Grantor; that they have the authority of the partnership to execute and deliver this Deed; that Grantor has full partnership capacity to convey the real estate described; and that all necessary legal action for the making of this conveyance has been duly taken.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 9th day of AUGUST, 1993.

B & J CONSTRUCTION, an Indiana partnership

By: [Signature]
Robert Kaufman, Partner

By: [Signature]
John Spasoff, Partner

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

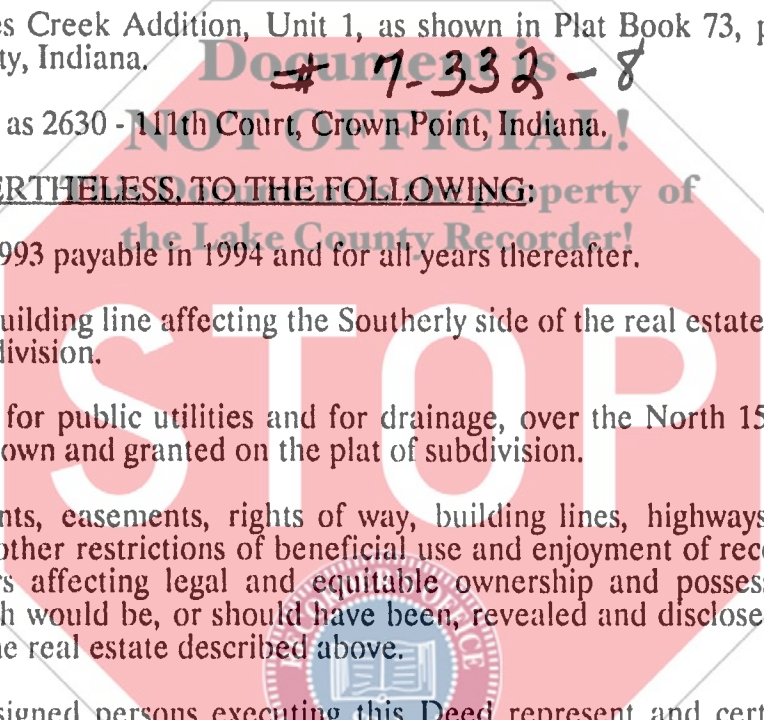
APR 21 1994

[Signature]
AUDITOR LAKE COUNTY

31366

900

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
APR 21 1994
S.A. REC'D
H. J.



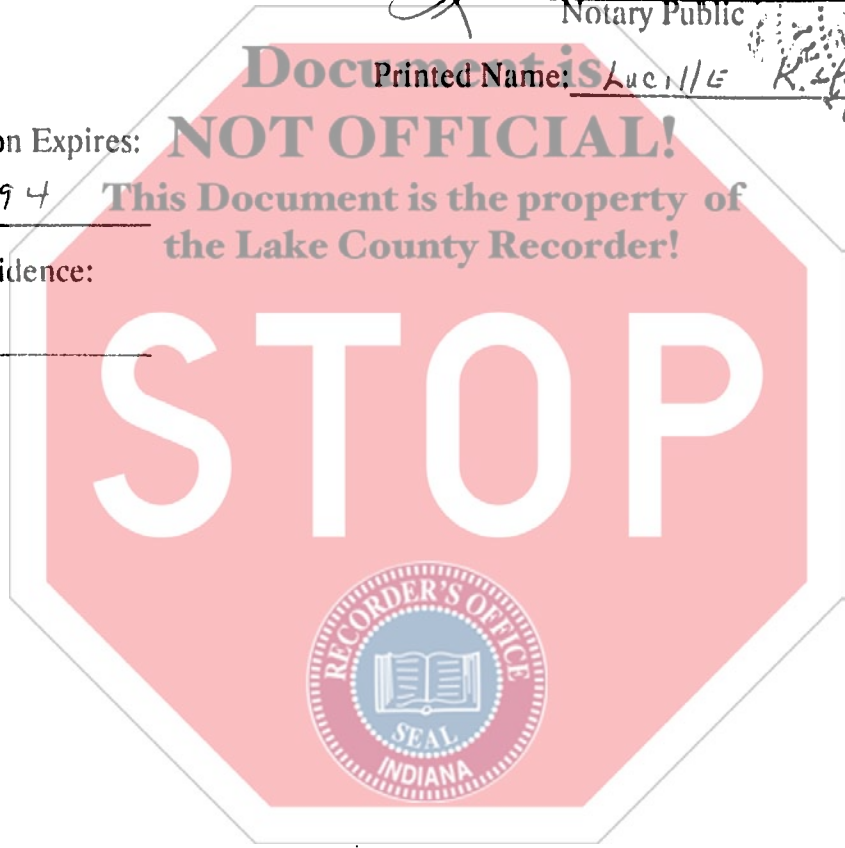
STATE OF INDIANA }
COUNTY OF LAKE } SS:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared ROBERT KAUFMAN and JOHN SPASOFF, all of the partners of B & J CONSTRUCTION, an Indiana partnership, who acknowledged the execution of the foregoing Deed for and on behalf of Grantor and who, having been duly sworn, stated the representations therein contained are true.

WITNESS my hand and notarial seal this 9th day of August 1993

Lucille K. Spasoff
Notary Public
PUBLIC NOTARY
LAKE COUNTY INDIANA

My Commission Expires:
10-20-94
County of Residence:
Lake



This Instrument prepared by Glenn R. Patterson, Esq., Singleton, Crist, Patterson, Austgen & Lyman, Suite 200, 9245 Calumet Avenue, Munster, Indiana 46321