

THIS FORM HAS BEEN PREPARED FOR USE IN THE STATE OF INDIANA BY LAWYERS ONLY, THE SELECTION OF A FORM OF INSTRUMENT, FILLING IN BLANK SPACES, STRIKING OUT PROVISIONS, AND INSERTION OF SPECIAL CLAUSES, MAY CONSTITUTE THE PRACTICE OF LAW WHICH SHOULD ONLY BE DONE BY A LAWYER.

Mail tax bills to:
ROBERT H. BAUMGARTEN
8841 SCHNEIDER AVE., UNIT #71
HIGHLAND, IN 46322

WARRANTY DEED

THIS INDENTURE WITNESSETH, That HIGHVEST PROPERTIES, AN ILLINOIS GENERAL PARTNERSHIP,
6360 WEST 159TH ST., OAK FOREST, IL 60452

EW 1258
("Grantor") of 8841 SCHNEIDER, UNIT 71, LAKE County in the State of INDIANA
CONVEYS AND WARRANTS TO ROBERT H. BAUMGARTEN, A DIVORCED MAN, NOT SINCE REMARRIED OF
2031 MEADOW LANE, SCHERERVILLE, IN 46375

of LAKE County in the State of INDIANA
in consideration of One Dollar and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana:

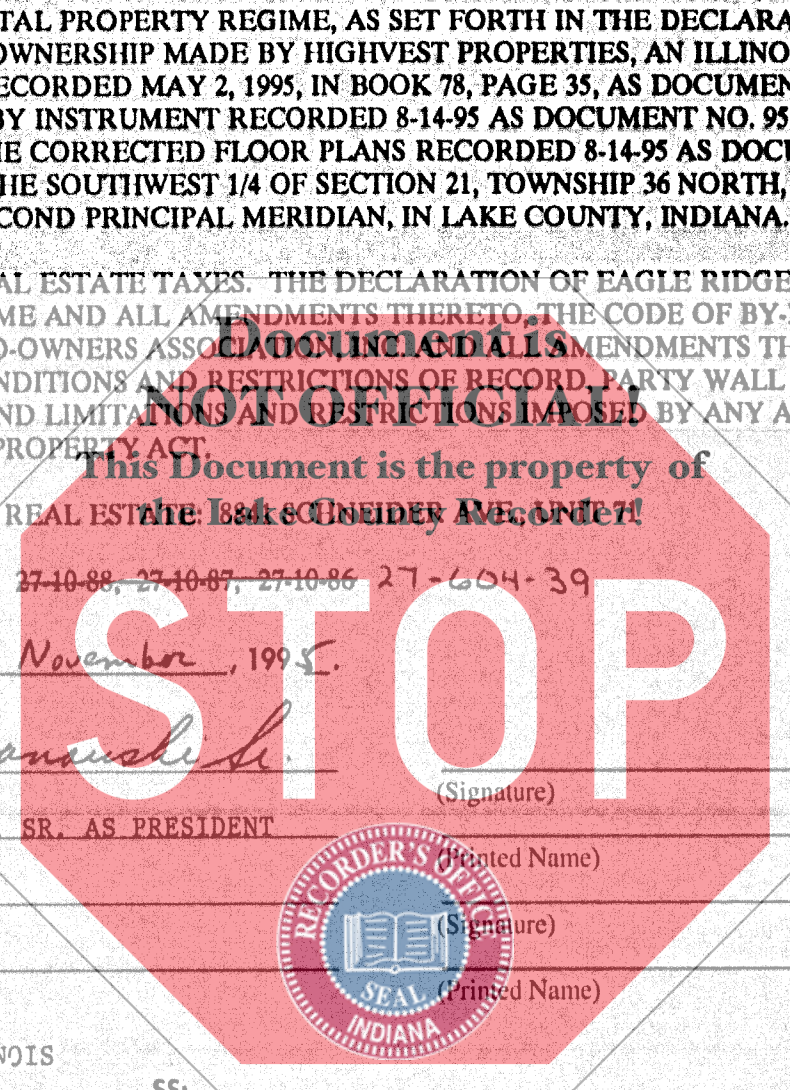
UNIT 71 TOGETHER WITH AN UNDIVIDED 1.6106 PERCENT INTEREST IN THE EAGLE RIDGE HORIZONTAL PROPERTY REGIME, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY HIGHVEST PROPERTIES, AN ILLINOIS GENERAL PARTNERSHIP, RECORDED MAY 2, 1995, IN BOOK 78, PAGE 35, AS DOCUMENT NO. 95023865, AND AMENDED BY INSTRUMENT RECORDED 8-14-95 AS DOCUMENT NO. 95045984 AND AS AMENDED BY THE CORRECTED FLOOR PLANS RECORDED 8-14-95 AS DOCUMENT NO. 95045985 ALL IN THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 9, WEST OF THE SECOND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA.

SUBJECT 1995 REAL ESTATE TAXES. THE DECLARATION OF EAGLE RIDGE HORIZONTAL PROPERTY REGIME AND ALL AMENDMENTS THERETO, THE CODE OF BY-LAWS OF THE EAGLE RIDGE CO-OWNERS ASSOCIATION, INCLUDING ALL AMENDMENTS THERETO, COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD PARTY WALL RIGHTS AND AGREEMENTS, AND LIMITATIONS AND RESTRICTIONS IMPOSED BY ANY APPLICABLE CONDOMINIUM PROPERTY ACT.

ADDRESS(ES) OF REAL ESTATE: 8841 SCHNEIDER AVE UNIT 71

KEY NUMBER(S): 27-10-88, 27-10-87, 27-10-86 27-604-39

Dated this 27 day of November, 1995.



95072761

Joseph S. Varanouski Sr.
(Signature)
JOSEPH S. VARANOUSKI, SR. AS PRESIDENT
(Printed Name)

(Signature) _____
(Printed Name) _____

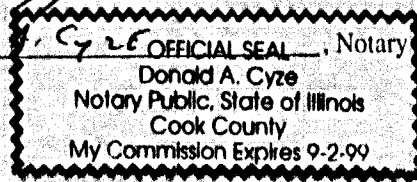
STATE OF INDIANA ILLINOIS
COUNTY OF COOK SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 27 day of November, 1995, personally appeared:

and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: 9-2-99 Signature *Donald A. Cyze*

Resident of Illinois Cook County Printed Donald A. Cyze, Notary Public



STATE OF _____
COUNTY OF _____ SS:

Before me, the undersigned, a Notary Public in and for said County and State, this _____ day of _____, 199____, personally appeared:

and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: _____ Signature _____

Resident of _____ County Printed _____, Notary Public

This instrument prepared by _____ Attorney at Law
Attorney Identification No. _____

MAIL TO: 8841 SCHNEIDER AVE UNIT #71
HIGHLAND, IN 46322

NOV 29 1995
SAM ORLICH
AUDITOR LAKE COUNTY
Dec 26 1995
THE ALLEN COUTY INDIANA BAR ASSOCIATION, INC. (REV. 9/93)

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
95 NOV 29 PM 3:59
MARGARETTE CLELAND
RECORDER