

96 APR -1 PM 2:45

MARGARETTE CLEVELAND  
RECORDER

2  
Mail Tax Statements To: **96020733**  
Kenneth A. Holton  
C/O Farmcraft Services  
Oxford, IN 47971

Deed In Trust

THIS INDENTURE WITNESSETH, that the Grantor, Kenneth A. Holton, of Cass County, Indiana, for and in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, conveys and warrants to Kenneth A. Holton, as Trustee, under the provisions of that certain Trust Agreement dated the 22nd day of March, 1996, and known as The Kenneth A. Holton Revocable Trust Agreement, the following described real estate in Lake County, Indiana, to-wit:

~~KEY 3-21-1 & KEY 3-20-3~~  
The NW $\frac{1}{4}$  of the NE $\frac{1}{4}$ ; and the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Sec. 29, Twp. 32 N., R. 8W. of the 2nd P.M., in Lake County, Indiana.

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER.

MAR 29 1996

SAM ORLICH  
AUDITOR LAKE COUNTY

cepting therefrom the following described real estate to-wit: The West 325 feet of the East 731 feet of the South 290 feet of the Northwest Quarter of the Northeast Quarter of Section 29, Township 32 North, Range 8 West of the 2nd Principal Meridian, in Cedar Creek Township, Lake County, Indiana, and the improvements thereon situated.

have and to hold the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth.

Full power and authority is hereby granted to the Trustee to improve, manage, protect the real estate or any part thereof, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey the real estate or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers, and authorities vested in the Trustee, to mortgage, pledge or otherwise encumber the real estate or in any part thereof, to lease the real estate, or any part thereof, to contract to make leases and to grant options to renew leases and options to purchase the whole or any part of the reversion, to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange the real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

LAW OFFICES  
MICHAEL & STEPHENSON  
214 FOURTH STREET  
LOGANSPOUT, IND. 46947

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1200#11320  
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JA

In no case shall any party dealing with the Trustee or any successor in trust, in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the real estate, or be obliged to see that the terms of this Trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust Agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the Trustee, or any successor in trust in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof, the Trust created by the Trust Agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture, and in the Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that the Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage 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.

IN WITNESS WHEREOF, the Party hereto has set her hand and seal this 22<sup>d</sup> day of March, 1996.



Kenneth A. Holton  
Kenneth A. Holton

STATE OF INDIANA )  
                                  ) SS:  
COUNTY OF CASS )

The undersigned, a Notary Public in and for said County and State, do hereby certify that Kenneth A. Holton personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the same instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 22<sup>d</sup> day of March, 1996.

George W. Stephenson  
George W. Stephenson,  
Notary Public

A Resident of Cass County, Indiana  
My Commission Expires: 12/7/98  
This instrument prepared by George W. Stephenson, Attorney at Law.