(MChicago Title Insurance Company

STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

96 OCT -7 AM/Big3# 13-501-5

MARGARETTE CLERENIO

MAIL TAX BILLS TO: 96066525

Common AdduKevin B. Raines
5490 Victoria Place
Crown Point, Indiana 46307

## CORPORATE WARRANTY DEED

THIS INDENTURE WITNESSETH that VICTORIA PLACE TOWN HOMES, INC. ("Grantor"), a corporation organized and existing under the laws of the State of Indiana, CONVEYS AND WARRANTS to KEVIN B. RAINES of Lake County, in the State of Indiana, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

Part of Lot 11, Victoria Place, an Addition to Town of Schererville, Lake County, Indiana, as recorded in Plat Book 79, Page 90 in the Office of the Recorder of Lake County, Indiana, being more particularly described as follows: Commencing at the Northwest corner of said Lot 11; thence Southeasterly along a curve, being the Northern boundary of said Lot 11, also being concave to the Northeast and having a radius of 170.00 feet, an arc distance of 62022Uffeet: 1 thence South 67 degrees 34 minutes 52 seconds East, along said Northern boundary, a distance of 43.72 feet to the point of beginning; thence continuing South 671sdegrees 4 tminutes 152 records East along said Northern boundary, and distance of 84.00 feet, to a point of curve; thence southeasterly, along a curve, being concave to the Southwest and having a radius of 80.00 feet, an arc distance of 7.15 feet, to the Northeast corner of said Lot 11; thence South 50 degrees 00 minutes 32 seconds West along the Easterly line of said Lot 11, a distance of 118.11 feet to the Southeast corner of said Lot 11; thence North 67 degrees 34 minutes 52 seconds West, along the South line of said Lot 11, a distance of 36013 feet; thence North 22 degrees 15 minutes 17 seconds West, a distance of 105.00 feet to the point of beginning, all in the Town of Schererville, Lake County, JULY ENTERED FOR TAXATION SUBJECT Indiana

SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

INAL ACCEPTANCE FOR TRANSFER.

OCT 4 1996

- 1. Covenants, easements and restrictions of record.
- 2. Real estate taxes for 1996 payable TOR LAKE COLOR
- 3. Declaration of Covenants, Conditions, Restrictions and Easements for the Victoria Place Town Homes recorded September \_\_\_\_, 1996, as Document No. \_\_\_\_\_ in the Office of the Recorder of Lake County, Indiana.

ADDRESS OF REAL ESTATE: 5490 Victoria Place, Crown Point, Indiana 46307.

Grantor warrants that it is an electing small business corporation under the provisions of Subchapter "S" of the Internal Revenue Code, and by reason of such election, there is no Indiana gross income tax due on this conveyance.

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The undersigned person executing this deed on behalf of Grantor represents and certifies that he is the duly elected officers of Grantor and has been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 26th day of September, 1996.

VICTORIA PLACE TOWN HOMES, INC.

Y: DICE E. BOYER, President

STATE OF INDIANA

ss:

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, this 26th day of September, 1996, personally appeared BRUCE E. BOYER, President of Victoria Place Town Homes, Inc., an Indiana corporation, who, for and on behalf of said corporation, acknowledged the execution of the above and foregoing Corporate Warranty Deed.

This Document is the property of WITNESS my hand and Notarial Seal the Lake County Recorder!

MARGARET PERZ, Notary Public

MY COMMISSION EXPIRES:

September 12 1999

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Resident of Lake County, IndianaR

This instrument prepared by Edward L. Burke, Attorney At Law, 8585 Broadway, Suite 600, Merrillville, Indiana 46410