

Send Tax Bills to:  
714 W. 43rd Ave.  
Gary, IN 46408

**CORPORATE WARRANTY DEED**

This Indenture Witnesseth, That LIBERTY ZION CHRISTIAN (COLLEGE)

("Grantor"), a corporation organized and existing under the laws of the State of

Conveys and Warrants to LEONEED MARIE PLEASANT, an adult

(Grantee) of Lake County, in the State of Indiana, for the sum of One & 00/100 Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

The East thirty-seven and one-half (37 1/2) feet of the West seventy-five (75) feet of Lots one (1), two (2), three (3), four (4), five (5), and six (6), except the South 20 feet taken for alley, in Block one (1), Tolleston Heights, Lake County, Indiana, being a subdivision of the East half of the Southwest quarter of the Southeast quarter of Section 28, Township 36 North, Range 8 West of the Second P.M., in Gary, Lake County, Indiana.

DOLY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

971022584

Unit Key Number 25-47-0151-0002

APR 14 1997

Document is NOT OFFICIAL!

SAM ORLICH  
AUDITOR LAKE COUNTY

Subject To any and all easements, agreements, and restrictions of record. The address of such real estate is commonly known as: 433 W. 43rd Avenue, Porter, Indiana 46304

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have 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 executed this deed this 8th day of APRIL 19 97.

(SEAL) ATTEST:

LIBERTY ZION CHRISTIAN (COLLEGE)

By

*Marty Glen*

By

Signature

President

Printed Name, and Office

Printed Name, and Office

STATE OF Indiana

COUNTY ss: ACKNOWLEDGEMENT

Before me, a Notary Public in and for the said County and State, personally appeared the LIBERTY ZION CHRISTIAN (COLLEGE) and and respectively of

who acknowledged the execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and notarial seal this 8th day of APRIL, 19 97.

My commission expires:

WALTER J. PARTYKA

Notary Public, State of Indiana

St. Joseph County

My Commission Exp. April 8, 1999

Signature

*Walt Partyka*

Printed

Notary Public

Residing in

County, Indiana

This instrument prepared by: Michael K. Wandling, Attorney at Law.

Return to:

HOLD FOR:  
THE TITLE SEARCH CO.

000808

11000

97 APR 14 PM 2:20

MORRIS W. CARTER  
NOTARY PUBLIC

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

**DISCLOSURE OF SALES INFORMATION**

State Form 46021 (6-93)  
 Prescribed by the State Board of Tax Commissioners 1993  
 Pursuant to IC 6-1.1-5.5

Landata, Inc. of Florida - Approved by the State Board of Tax Commissioners

**PRIVACY NOTICE**

Notwithstanding IC 5-14-3, a sales disclosure form is not a public record and may only be used by the State Board of Tax Commissioners or persons acting on behalf of the State Board of Tax Commissioners

**PART I - TO BE COMPLETED BY BUYER AND SELLER**  
 (This form is required to be Typewritten in blue or black ink on an Original Form)

SELLER

**LIBERTY ZION CHRISTIAN (COLLEGE)**

BUYER

**LEONEED**

**MARIE PLEASANT**

ADDRESS OF PROPERTY CONVEYED

433 W. 43rd Avenue

Gary

Indiana 46408

433 W. 43rd Avenue

Gary

Indiana 46408

25-47-0151-0002

Lake

Residential  
 Mineral

Commercial  
 Agricultural

Industrial  
 Other (specify) \_\_\_\_\_

**EXEMPT TRANSACTIONS (see instructions on page 2)**

Does the transaction qualify as an exempt transaction?

Yes  No

If Yes, specify the number of the exemption and skip to the signature section on page 2. (To determine the number of the exemption see section entitled "Exempt Transactions" on page 2)

Reason number: \_\_\_\_\_

**Declaration of Value**

Date of Sale

/ /  
 18,500.00

1. Total Sales Price

Less:

2. Amount of Personal Property transferred to buyer

3. Seller paid points

4. Net consideration for real property (item 1 minus items 2 and 3)

18,500.00

**Sales Information**

[check (X) ALL the following conditions that apply to this sale]

Conveyance of entire parcel

Conveyance of Interest in Land only

Conveyance of Interest in Improvements only

Conveyance of Interest in Land and Improvements

Exchange for other Real Property ("Trade")

Significant physical changes to property between time of last assessment, March 1 and date of Sale

Assignment of Contract (explain below)

Fulfillment of Prior Year Contract

Quitclaim Deed

Personal Property included in transfer

Existence of a family or business relationship between buyer and seller

Condominium sale

Purchase of adjoining land

Land to be operated as a unit

Mobile Home

Splits

**Information on Seller Provided Financing**

Did the seller provide financing? (if Yes, complete the following) Yes  No

Interest Rate

Amortization period

Loan type

Is the borrower personally liable for repayment? Yes  No

Points paid by seller

Loan amount

Monthly payment

**DISCLOSURE OF SALES INFORMATION**

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**PART I - TO BE COMPLETED BY BUYER AND SELLER**  
 (This form is required to be Typewritten in blue or black ink on an Original Form)

<b>SELLER</b>	LIBERTY ZION CHRISTIAN (COLLEGE)		
<b>BUYER</b>	LEONEED	MARIE PLEASANT	
<b>ADDRESS OF PROPERTY CONVEYED</b>	433 W. 43rd Avenue	Gary	Indiana 46408
	433 W. 43rd Avenue	Gary	Indiana 46408
	25-47-0151-0002	Calumet	
	Lake		
	Residential Mineral	Commercial Agricultural	Industrial Other (specify) _____
<b>EXEMPT TRANSACTIONS (see instructions on page 2)</b>			
Does the transaction qualify as an exempt transaction?		If Yes, specify the number of the exemption and skip to the signature section on page 2. (To determine the number of the exemption see section entitled "Exempt Transactions" on page 2)	
Yes <input checked="" type="checkbox"/> No		Reason number: _____	
<b>Declaration of Value</b>			
			Date of Sale
1. Total Sales Price			/ / 18,500.00
Less:			
2. Amount of Personal Property transferred to buyer			
3. Seller paid points			
4. Net consideration for real property (item 1 minus items 2 and 3)			18,500.00
<b>Sales Information</b>			
<i>[check (X) ALL the following conditions that apply to this sale]</i>			
Conveyance of entire parcel	Assignment of Contract (explain below)	Condominium sale	
Conveyance of Interest in Land only	Fulfillment of Prior Year Contract	Purchase of adjoining land	
Conveyance of Interest in Improvements only	Quitclaim Deed	Land to be operated as a unit	
Conveyance of Interest in Land and Improvements	Personal Property included in transfer	Mobile Home	
Exchange for other Real Property ("Trade")	Existence of a family or business relationship between buyer and seller	Splits	
Significant physical changes to property between time of last assessment, March 1 and date of Sale			
<b>Information on Seller Provided Financing</b>			
Did the seller provide financing? (If Yes, complete the following)	Interest Rate	Amortization period	Loan type
Yes <input checked="" type="checkbox"/> No			
Is the borrower personally liable for repayment?	Points paid by seller	Loan amount	Monthly payment
Yes No			



**Purpose of Form**

The purpose of this form is to collect information on real property transfers that will enable the State Board of Tax Commissioners to study the impact of converting the current property tax assessment system to a system based on market value. The state board will report the results of the impact study to the Indiana General Assembly.

**Form Instructions**

All the parties may sign one (1) form, or each party may sign and file a separate form. This form is to be filed with the County Auditor along with a fee of five dollars (\$5). The deed or other conveyance document along with the sales disclosure form, if required, should be presented to the County Auditor for entry in the transfer book for taxation before it is presented to the County Recorder for recording. Part I and Part III must be completed by the buyer and seller or either's representative for nonexempt transactions. Part II of this form is to be completed only by the County Recorder. (See additional instructions)

**Exempt Transactions**

The Declaration of Value section of this form does not have to be completed for any document presented for recording which clearly indicates on such document that it is an exempt transaction. If the transaction meets one of the conditions listed below, please indicate that the transaction is exempt and provide the reason number.

- 1. Security interest document such as mortgage and trust deeds
- 2. Leases that are for a term of less than ninety (90) years
- 3. Document for compulsory transactions as a result of foreclosure or express threat of foreclosure, divorce, court order, condemnation or probate
- 4. Transfer to a charity
- 5. Agreements and other documents for mergers, consolidations and incorporations involving solely nonlisted stock
- 6. Quitclaim deeds not serving as a source of title
- 7. Transfer for no consideration or gift
- 8. Documents involving the partition of land tenants in common, joint tenants or tenants by the entirety

**Signature and Verification Section**

The parties to a real property conveyance document are required to file this form and attest in writing and under the penalties of perjury that the information contained herein is true and correct. A person who knowingly and intentionally falsifies any information required on this form commits a Class C misdemeanor.

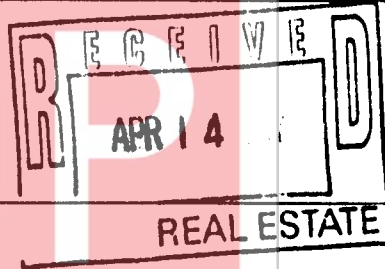
Under Penalties of Perjury, I hereby certify that this Sales Disclosure, to the best of my knowledge and belief, is true, correct and complete as required by law, and is prepared in accordance with IC 6-1.1-5.5, "Real Property Sales Disclosure Act".

Signature of buyer or representative <i>Pat G... - Representative</i>	Telephone number -	Date signed (month, day, year) 4-8-97
Signature of seller or representative <i>Marty...</i>	Telephone number (219) 759-3300	Date signed (month, day, year) 4-8-97

**TO BE COMPLETED BY THE AUDITOR**

Parcel or Key number 25-47-0151-0002	<b>This Document is the property of the Lake County Recorder!</b>	
County Lake	Township name Calumet	

**NOTE:** Indiana law requires that a Disclosure of Sales Information form, reflecting the full consideration paid in certain nonexempt real estate conveyances, be submitted to the County Auditor for entry in the transfer book for taxation before it is presented to the County Recorder for recording. The County Auditor is responsible for ensuring that each transaction is either marked exempt with the reason indicated or that a fee of \$5.00 is collected. The County Auditor may not accept the disclosure of Sales Information which is not on the original prescribed form and typewritten in blue or black ink.



**PART II - TO BE COMPLETED BY THE RECORDER**

**NOTE:** This Document is NOT to be recorded. Recorder information for reference only. Except for exempt transactions, the County Recorder may not accept a deed or other conveyance document that transfers a real property interest for valuable consideration for recording if the sales disclosure form signed by the parties is not included with the document. A public official who knowingly and intentionally accepts a sales disclosure document for filing in violation of the provisions of IC 6-1.1-5.5 commits a Class C misdemeanor. The County Recorder is required to send the original sales disclosure form along with a copy of the property record card from the Township Assessor's office to the State Board of Tax Commissioners on or before the fifteenth (15th) day of the month subsequent to the date of filing.

<input type="checkbox"/> Contract	<input type="checkbox"/> Deed	Type of Deed or Trust Contract _____
Date of transfer (month, day, year)		
Instrument date (month, day, year)		
Instrument number		
Book number	Page	
Recording date (month, day, year)		

**PART III - THIS SHEET TO BE GIVEN TO COUNTY/TOWNSHIP ASSESSOR FOR COPY OF PROPERTY RECORDS CARD(S)**

<b>SELLER</b>	First name <b>LIBERTY ZION CHRISTIAN (COLLEGE)</b>	M.I.	Last name	
	Social Security number or Federal ID number (optional)			
	Address (number and street)	City, Town or Post Office	State	ZIP code
<b>BUYER</b>	First name <b>LEONEED</b>	M.I.	Last name <b>MARIE PLEASANT</b>	
	Social Security number or Federal ID number (optional)			
	Address (number and street) <b>433 W. 43rd Avenue</b>	City, Town or Post Office <b>Gary</b>	State <b>Indiana</b>	ZIP code <b>46408</b>
<b>ADDRESS OF PROPERTY CONVEYED</b>	Address (number and street) <b>433 W. 43rd Avenue</b>	City, Town or Post Office <b>Gary</b>	State <b>Indiana</b>	ZIP code <b>46408</b>
	Parcel or Key number <b>25-47-0151-0002</b>			
	County <b>Lake</b>	Township name <b>Calumet</b>		
	<p><b>NOTE:</b> The County or Township Assessor, whichever maintains the property record card, shall copy the property record card and deliver it to the County Recorder within (10) days of the date of sales disclosure form filing.</p>			

**Instructions**

Indiana law requires that a "Disclosure of Sales Information" form reflecting the full consideration paid in certain nonexempt real estate conveyances be submitted to the County Auditor for entry in the transfer book for taxation before it is presented to the County Recorder for recording. A fee of five dollars (\$5) is to be paid to the County Auditor at time of filing. All the parties may sign one (1) form, or each party may sign and file a separate form. Part I, the "Declaration of Value" statement, and Part III must be completed by the buyer and seller or either's representative for nonexempt transactions. Part II of this form is to be completed only by the County Recorder.

**Important**

A "Conveyance" means any transfer of a real property interest for valuable consideration except a transfer to a charity.  
 "Conveyance Document" means any document, deed, contract of sale, agreement, judgement, lease that includes the fee simple estate and is for a period in excess of ninety (90) years, quitclaim deed serving as a source of title, or other document presented for recording, that purports to transfer a real property interest for valuable consideration.

**CAUTION**

IF THE PORTION OF THIS FORM DESIGNATED PART I AND PART III IS NOT COMPLETED FOR NONEXEMPT TRANSACTIONS BY THE BUYER OR SELLER OR EITHER'S REPRESENTATIVE, THE COUNTY RECORDER IS REQUIRED BY LAW TO REFUSE TO RECORD THE CONTRACT, DEED OR OTHER INSTRUMENT CONVEYING THE PROPERTY.

**PENALTY - IT IS UNLAWFUL TO WILLFULLY ENTER FALSE INFORMATION ON THIS DOCUMENT AND ANYONE ENTERING FALSE INFORMATION SHALL BE GUILTY OF A CLASS C MISDEMEANOR.**

**INSTRUCTIONS FOR COMPLETING PART I**

**Name/Address** - Enter the complete name and address of both the buyer and seller -  
**Social Security number** - This state agency is requesting your Social Security number only to expedite the processing of this form. You are not required to provide this information and cannot be penalized for declining to provide it. For multiple ownership, one number is sufficient. Corporations are to report their Federal ID number.

**Address of Property Conveyed** - Enter the complete address of the property being transferred (*street number and name*) -  
**Miscellaneous Information** - Enter the Parcel or Key number and County and Township name for the property being transferred.

**Declaration of Value**

**Line 1 - Total Sales Price** - enter the total price paid or required to be paid in exchange for the conveyance, whether in terms of money, property, a service, an agreement or other consideration, but excluding tax payments and payments for legal and other services that are incidental to the conveyance.  
**Line 2 - Amount of Personal Property transferred to buyer** - enter the estimated value of the personal property transferred. For residential sales, personal property includes items that are not attached (*built-in*) to the home. This includes, but is not limited to items such as washers, dryers, drapes, stoves, refrigerators and dishwashers. For agricultural sales, personal property is to include grain, livestock and farm machinery and equipment. Personal property for commercial and industrial property includes inventories, as well as equipment and fixtures classified and assessed as personal property.  
**Line 3** - Enter the dollar amount of any seller paid points.  
**Line 4** - Net consideration for real property - subtract lines 2 and 3 from line 1 and enter the difference here.

**Sales Information**

**Sales Conditions** - Indicate by checking the appropriate box or boxes for the designated conditions that apply to the sale. Also, describe the ownership interest being transferred and any unusual facts or circumstances that relate to the sale that may affect the sale price or terms of the sales agreement.  
**Information on Seller Provided Financing** - Enter all the requested information concerning interest rate, points, amortization period, monthly payment, loan type, loan amount and the personal liability of the borrower for repayment in the spaces provided.

**Signature and Verification Section**

The parties to a real property conveyance are required to file this form and attest in writing and under the penalties of perjury that the information contained herein is true and correct. A person who knowingly and intentionally falsifies any information required on this form commits a Class C misdemeanor.