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ORIGINAL DEPT. OF COURT REC'D

Sand Ridge Bank, Trustee  
450 West Lincoln Highway  
Schererville, Indiana 46375

DEC 04 1997

STATE OF INDIANA  
LAKE COUNTY

WARRANTY DEED TO TRUSTEE

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MORRIS W. CARTER  
THIS INDENTURE WITNESSETH, THAT LLOYD G. MAGNUSEN  
(GRANTOR of LAKE County, in the State of INDIANA, CONVEYS AND  
WARRANTS to SAND RIDGE BANK as Trustee under the provisions of a  
trust agreement dated the 3rd day of December, 1997, known as Trust  
No. 13-5436, for the sum of TEN Dollars (\$10.00)  
and other valuable consideration, the receipt of which is hereby  
acknowledged, the following described real estate in LAKE County, in the  
State of INDIANA:

Lot 52 in Baker Estates, in the Town of Schererville, as per Plat thereof,  
recorded in Plat Book 51, Page 56, as corrected by Instrument recorded  
August 26, 1980 as Document No. 595796, in the office of the Recorder  
of Lake County, Indiana.

Common Address: 904 Jordan Circle, Schererville, Indiana 46375

KEY # 20-13-324-52

SUBJECT TO: EASEMENTS, LIENS, ENCUMBRANCES AND RESTRICTIONS  
OF RECORD.

Full power and authority is hereby granted to said trustee to improve,  
manage, protect and subdivide said premises or any part thereof, to dedicate  
parks, streets, highways or alleys and to vacate any subdivision or part  
thereof, and to resubdivide said property as often as desired, to contract to  
sell, to grant options to purchase, to sell on any terms, to convey either with  
or without consideration, to convey said premises 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 said trustee,  
to donate, to dedicate, to mortgage, pledge or otherwise encumber said  
property, or any part thereof, to lease said property, or any part thereof,  
from time to time, in possession or reversion, by leases to commence in  
praesenti or in futuro, and upon any terms for any period or periods of  
time, not exceeding in the case of any single demise the term of 198 years,  
and to renew or extend leases upon any terms and for any period or periods  
of time and to amend, change or modify leases and the terms and provisions  
thereof at any time or times hereafter, to contract to make leases and to  
grant options to lease and options to renew leases and options to purchase

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the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, 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 said premises or any part thereof, and to deal with said property 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.

The undersigned hereby represents that this real estate is not property as defined in Indiana Code 13-7-22.5-6, and as amended from time to time, and is not, and has not been used as a landfill or dump, and contains no underground storage tanks or toxic or hazardous waste or materials, and that no disclosure statement under Indiana Code 13-7-22.5-1, et seq. (Indiana Responsible Transfer Law), is required for this transaction.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said 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 this Indenture and by said 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 said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee 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 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.

