

2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2000 055462

2000 AUG -4 AM 10:16

Mail tax bills to:
46 Silo Ridge Road East
Orland Park, IL 60467

MOORE & ASSOCIATES
WARRANTY DEED

This Indenture witnesseth that

Alexander H. Kouklakis and Kathy Kouklakis, Husband and Wife
of Lake County in the State of Indiana

Convey and warrant to

Crown Point Donuts & Ice Cream, LLC, an Indiana Limited Liability Company
of Lake County in the State of Indiana

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and whereof is hereby acknowledged, the following Real Estate in Lake County, in the State of Indiana, to-wit:

Parcel 1: A parcel of land in the Northeast quarter of Section 5, Township 34 North, Range 8 West of the Second Principal Meridian, in Lake County, Indiana, more particularly described as follows: Commencing at the Southwest corner of the Northeast quarter of said Section 5; thence North 0 degrees 04 minutes 00 seconds East, 660.67 feet along the West line of said Northeast quarter; thence South 89 degrees 24 minutes 00 seconds East 129.59 feet to the point of beginning; thence North 0 degrees 04 minutes 00 seconds East 150.04 feet; thence North 81 degrees 27 minutes 00 seconds East 2.91 feet; thence North 0 degrees 04 minutes 00 seconds East 118.23 feet; thence South 89 degrees 56 minutes 00 seconds East 60.00 feet; thence South 0 degrees 04 minutes 00 seconds West 269.29 feet; thence North 89 degrees 24 minutes 00 seconds West 62.88 feet to the point of beginning, except the North 80 feet thereof.

Parcel 2: Part of the Northeast quarter of Section 5, Township 34 North, Range 8 West of the Second Principal Meridian, described as follows: Beginning at the Southwest corner of Lot 8, in Smith's Addition of Outlots to the Town (now City) of Crown Point, thence North on the West line of said Lot 8, a distance of 129.12 feet to the Southerly right-of-way line of the Northern Indiana Public Service Company; thence Northeasterly on the Southerly right-of-way line of said Northern Indiana Public Service Company, a distance of 131.11 feet; thence South and parallel to the West line of said Lot 8, a distance of 150.04 feet to the South line of said Lot 8; thence West on the South line of said Lot 8, a distance of 129.59 feet to the place of beginning, in the City of Crown Point, Lake County, Indiana.

Key No. 9-88-24, Unit No. 23

commonly known as 1126 North Main Street, Crown Point, Indiana, 46307
ONLY VALID FOR INDIANA, 46307
FINAL ACCEPTANCE FOR TRANSFER

16
00418
am

AUG 4 2000

F32237

PETER BENJAMIN FOR COUNTY CLERK TITLE
LAKE COUNTY AUDITOR

1

Subject to: 2000 payable 2001 real estate taxes and all subsequent years thereto;

Rights of way drains, tiles, feeders and laterals.

Rights of way of existing streets and highways.


Rights of the public and governmental agencies having jurisdiction in and to that part of premises lying within **Main Street on the West**.

Right of way and easement for **electrical lines** as established by instrument in favor of **Northern Indiana Public Service Company**, recorded **October 28, 1954** in **Miscellaneous Record 619, Page 542**.

Right of way and easement for **communication system** as established by instrument of **Indiana Bell Telephone Company, Incorporated**, recorded **August 2, 1979** as **Document No. 542137**.

All conditions, covenants, easements, limitations, provisions, restrictions, rights of way, of record, if any.

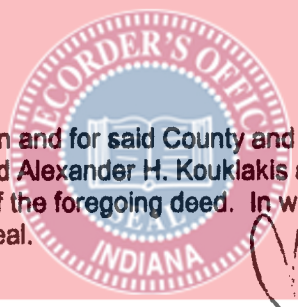
Dated this 2nd day of August, 2000.

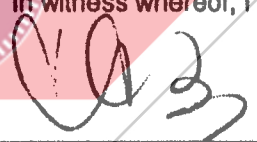

ALEXANDER H. KOUKLAKIS


KATHY KOUKLAKIS

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this 2nd day of August, 2000, personally appeared Alexander H. Kouklakis and Kathy Kouklakis, Husband and Wife, who acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.





My commission expires: May 16, 2001

Corina Castel Ramos, Notary Public
Resident of Porter County

This instrument prepared by:

CASALE, SKOZEN, WOODWARD & BULLS, LLP, by Joseph M. Skozen #358-45
5201 Fountain Drive, Suite A, Crown Point, Indiana 46307
Telephone Number: (219) 736-2163; Facsimile Number: (219) 736-5025

2