

2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2000 070063

2000 SEP 26 AM 10:42

MAIL TAX BILLS TO:

61 Ogden Road
Ogden Dunes
Portage, Indiana 46368

MORRIS W. CARTER

RECORDER
UNIT NO.: 23

KEY NOS.: 09-0370-0024

09-0370-0016

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, that

HELEN M. DANCE, Grantor, of Lake County,
State of Indiana,

for and in consideration of One Dollar (\$1.00) and other good and
valuable consideration in hand paid,

CONVEYS AND WARRANTS to

GERALD D. BARDESON and RONALD R. BISSONNETTE,
Grantees, of Lake County, State of Indiana

The North 112 feet of the East 485 feet of the
West 835 feet of the South 32 rods of the
Southeast Quarter of the Northwest Quarter of
Section 17, Township 34 North, Range 8 West of
the Second Principal Meridian, in the City of
Crown Point, Lake County, Indiana, EXCEPTING
THEREFROM the East 117 feet thereof.

TOGETHER WITH ALL RIGHT, TITLE AND INTEREST OF
GRANTOR IN THE FOLLOWING EASEMENTS:

- A. That certain Common Area Easement and Agreement dated September 8, 1978, and recorded November 14, 1978, in Book 49, Page 109, as Document No. 502429 in the Office of the Recorder of Lake County, Indiana; and
- B. Sewer line easement twelve feet (12') wide and approximately three hundred twenty feet (320') feet long extending from the Northwest corner of the above-described property westward to Court Street recorded July 18, 1973, as Document No. 211801 in the Office of the Recorder of Lake County, Indiana.

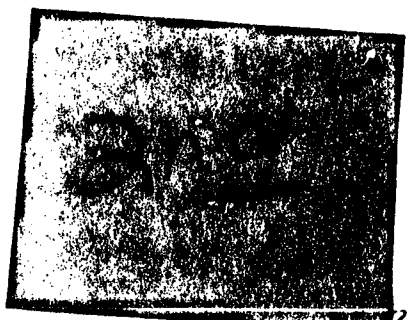
SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

- 1. Real estate taxes for 1999 payable 2000 and all taxes thereafter.
- 2. Covenants, easements and restrictions on record.

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

SEP 26 2000

PETER BENJAMIN
LAKE COUNTY AUDITOR
HOLD FOR FIRST AMERICAN TITLE



01705

1600
AC

31601

1

3. Applicable building codes and zoning ordinances.
4. Agreement granting easements and reciprocal easements for drainage pipes to and governing the use of a retention pond dated November 9, 1979, and recorded July 2, 1980, as Document No. 589579 in the Office of the Recorder of Lake County, Indiana.
5. First mortgage to Bank One dated December 20, 1996, and recorded January 2, 1997, as Document No. 97000028.
6. Rights-of-way of existing streets and highways.

ADDRESS OF REAL ESTATE: 200 W. Franciscan Lane, Crown Point, Indiana 46307.

Grantor hereby covenants with the Grantees that the above-described real estate is free from all encumbrances made or suffered by Grantor and that Grantor will warrant and defend the same to the said Grantees, their successors and assigns forever, against the lawful claims and demands of all persons claiming by, through or under the Grantor, but not otherwise.

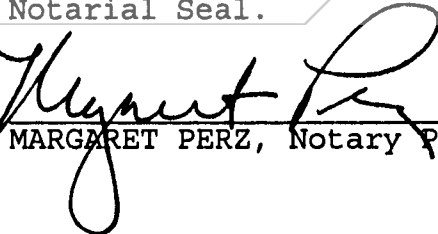
IN WITNESS WHEREOF, Grantor has hereunto set her hand and seal this ~~22nd~~ day of September, 2000.

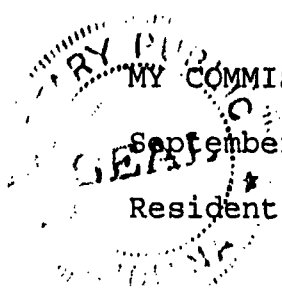

 HELEN M. DANCE

STATE OF INDIANA)
) SS:
 COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this ~~22nd~~ day of September, 2000, personally appeared HELEN M. DANCE, Grantor, and acknowledged the execution of the above and foregoing Warranty Deed.

WITNESS my hand and Notarial Seal.


 MARGARET PERZ, Notary Public



MY COMMISSION EXPIRES:
 September 12, 2007
 Resident of Lake County, Indiana

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

2