

2002 115265

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Form WD-1
8/98

WARRANTY DEED

Project: NH-019-4(017)
Code: 3843X
Parcel: 15 ✓
Page: 1 of 2

THIS INDENTURE WITNESSETH, That Lake County Trust Company, a corporation of Indiana, as
Trustee under the provisions of a trust agreement dated the 28th day of October 1980 known as Trust Number 3046

the Grantor(s), of Lake County, State of Indiana Convey(s) and
Warrant(s) to the **STATE OF INDIANA**, the Grantee, for and in consideration of the sum of Four Thousand Seven
Hundred Fifteen and 00/100----- Dollars (\$ 4,715.00) (of which said sum \$ 4,715.00 represents
land and improvements acquired and \$ -0- represents damages) and other valuable consideration, the receipt of which
is hereby acknowledged, certain Real Estate situated in the County of Lake, State of Indiana, and being more
particularly described in the legal description(s) attached hereto as Exhibit "A" and depicted upon the Right of Way Parcel
Plat attached hereto as Exhibit "B", both of which exhibits are incorporated herein by reference.

This conveyance is subject to any and all easements, conditions and restrictions of record.

The Grantor(s) hereby specifically acknowledge(s) and agree(s) that the Real Estate conveyed herein is conveyed in
fee simple and that no reversionary rights whatsoever shall remain with the Grantor(s), or any successors in title to the
abutting lands of the Grantor(s), notwithstanding any subsequent abandonment, vacation, disuse, nonuse, change of use,
conveyance, lease and/or transfer by the Grantee or its successors in title, of a portion or all of the said Real Estate or any
right of way, roadway or roadway appurtenances established thereupon. This acknowledgement and agreement is a covenant
running with the land and shall be binding upon the Grantor(s) and all successors and assigns.

The undersigned person executing this deed represents and certifies that he is a Trustee of Trust Number 3046, dated October
28, 1980, and that pursuant to the Trust Agreement, has full authority to manage the affairs of said Trust and sign and
execute documents on its behalf, that this authority has not been revoked, and, therefore, is fully authorized and empowered to
convey to the State of Indiana real estate of the Trust; and that on the date of execution of said conveyance instruments, it had
full authority so to act.

Interests in land acquired by the Indiana Department of Transportation
Grantee mailing address:
100 North Senate Avenue
Indianapolis, IN 46204-2219

I.C. 8-23-7-31

This Instrument Prepared By _____



KELLY WHITEMAN
ATTORNEY AT LAW

_____, Attorney at Law

000850

TRANSACTION EXEMPT FROM SALES
DISCLOSURE REQUIREMENTS UNDER
IC6-1-1-5-5
DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

DEC 12 2002

PETER BENJAMIN
LAKE COUNTY AUDITOR

NC
AB

Project: NH-019-4(017)
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THE TRUSTEE'S COVENANT OF WARRANTY RELATES ONLY TO ACTS COMMITTED OR DONE BY SAID TRUSTEE.

IN WITNESS WHEREOF, the said Grantor(s) ha s _____ executed this instrument this 7th day of August, 2002.
Lake County Trust Company, a corporation of Indiana, as Trustee under the provisions of a trust agreement dated the 28th day of October 1980 known as Trust Number 3046

X *Elaine M. Sievers* _____ (Seal) _____ (Seal)
Signature Signature
X Elaine M. Sievers, Trust Officer _____
Printed Name Printed Name

STATE OF INDIANA

COUNTY OF LAKE

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

SS:
Before me, a Notary Public in and for said State and County, personally appeared Lake County Trust Company, a corporation of Indiana, as Trustee under the provisions of a trust agreement dated the 28th day of October 1980 known as Trust Number 3046 Elaine M. Sievers, Trust Officer, the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be its voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

Witness my hand and Notarial Seal this 7th day of August, 2002.

Signature *Hesta Payo*
Printed Name Hesta Payo

My Commission expires 10-11-07

I am a resident of Lake County, INDIANA

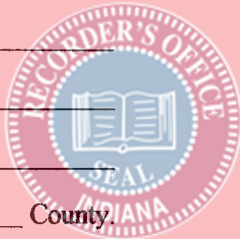
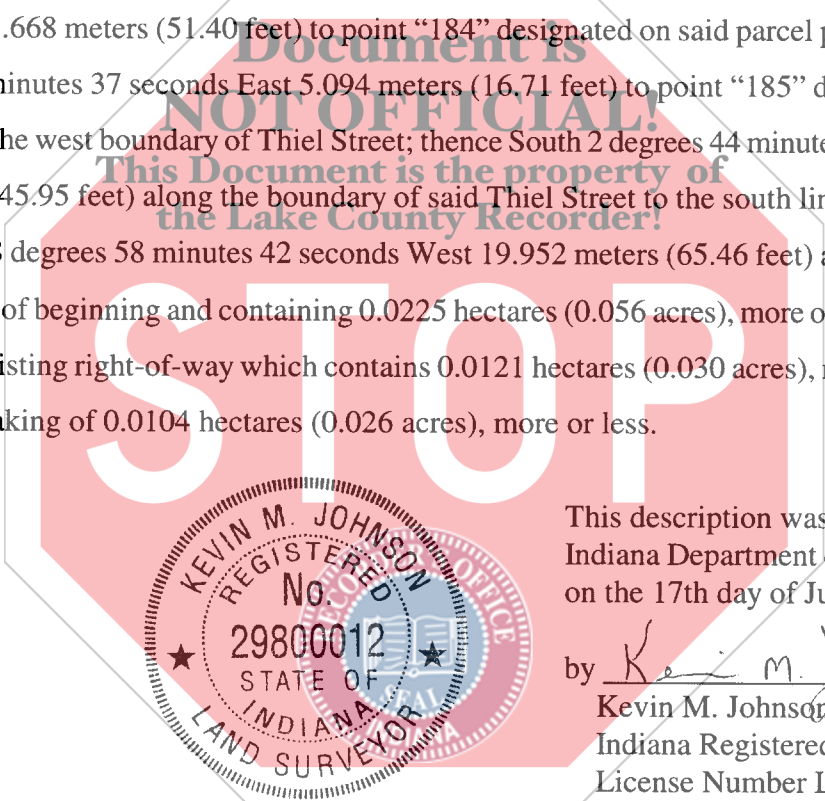


EXHIBIT "A"

**Project NH-019-4(017)
Code 3843
Parcel 15 Fee**

Sheet 1 of 2

A part of the West Half of the Southwest Quarter of the Southwest Quarter of Section 28, Township 35 North, Range 9 West, Lake County, Indiana, and being that part of the grantor's land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked EXHIBIT "B", described as follows: Beginning at a point on the south line of said section North 88 degrees 58 minutes 42 seconds East 160.719 meters (527.29 feet) from the southwest corner of said section designated as point "5" on the Location Control Route Survey plat recorded in Instrument Number 99077992, in the Office of the Recorder of said County, which point of beginning is on the southwest corner of the grantor's land; thence North 2 degrees 20 minutes 45 seconds West 11.003 meters (36.10 feet) along the west line of the grantor's land; thence North 88 degrees 58 minutes 42 seconds East 15.668 meters (51.40 feet) to point "184" designated on said parcel plat; thence North 52 degrees 53 minutes 37 seconds East 5.094 meters (16.71 feet) to point "185" designated on said parcel plat and the west boundary of Thiel Street; thence South 2 degrees 44 minutes 44 seconds East 14.006 meters (45.95 feet) along the boundary of said Thiel Street to the south line of said section; thence South 88 degrees 58 minutes 42 seconds West 19.952 meters (65.46 feet) along said section line to the point of beginning and containing 0.0225 hectares (0.056 acres), more or less, inclusive of the presently existing right-of-way which contains 0.0121 hectares (0.030 acres), more or less, for a net additional taking of 0.0104 hectares (0.026 acres), more or less.



This description was prepared for the Indiana Department of Transportation on the 17th day of July, 2001

by Kevin M. Johnson
Kevin M. Johnson
Indiana Registered Land Surveyor
License Number LS29800012


EXHIBIT "A"

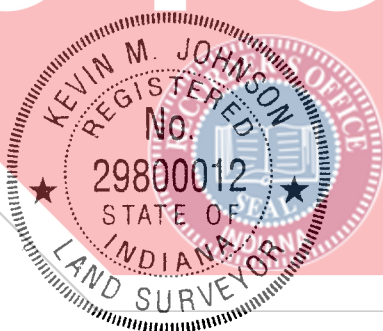
Project NH-019-4(017)
Code 3843
Parcel 15A Fee

Sheet 2 of 2

A part of the West Half of the Southwest Quarter of the Southwest Quarter of Section 28, Township 35 North, Range 9 West, Lake County, Indiana, and being that part of the grantor's land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked EXHIBIT "B", described as follows: Beginning at a point on the south line of said section North 88 degrees 58 minutes 42 seconds East 198.967 meters (652.78 feet) from the southwest corner of said section designated as point "5" on the Location Control Route Survey plat recorded in Instrument Number 99077992, in the Office of the Recorder of said County, which point of beginning is where the prolonged east boundary of Thiel Street meets the south line of said section; thence North 2 degrees 44 minutes 44 seconds West 10.005 meters (32.82 feet) along the prolonged boundary and the east boundary of said Thiel Street to point "186" designated on said parcel plat; thence South 59 degrees 54 minutes 13 seconds East 4.240 meters (13.91 feet) to the east line of said half quarter-quarter section; thence South 2 degrees 20 minutes 45 seconds East 7.811 meters (25.63 feet) along said half quarter-quarter line to the southeast corner of said half quarter-quarter section; thence South 88 degrees 58 minutes 42 seconds West 3.510 meters (11.51 feet) along the south line of said section to the point of beginning and containing 0.0032 hectares (0.008 acres), more or less, inclusive of the presently existing right-of-way which contains 0.0022 hectares (0.005 acres), more or less, for a net additional taking of 0.0010 hectares (0.003 acres), more or less.

This description was prepared for the
Indiana Department of Transportation
on the 17th day of July, 2001

by 
Kevin M. Johnson
Indiana Registered Land Surveyor
License Number LS29800012

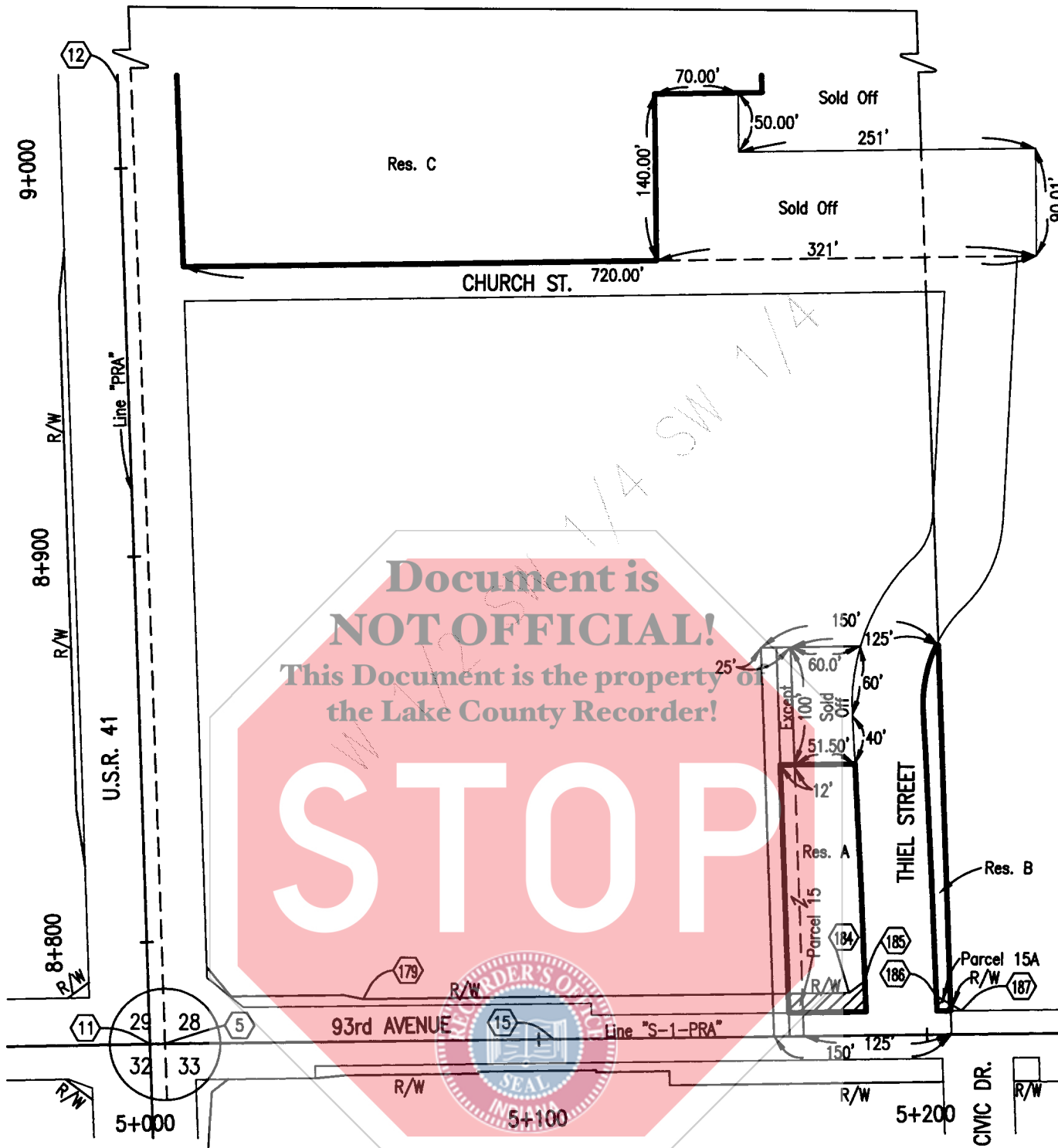


RIGHT-OF-WAY PARCEL PLAT

Prepared for Indiana Department of Transportation
by Bernardin Lochmueller & Associates, Inc. (Job No. 199-0305-ZES/3843)

0 15m 30m 45m

SCALE 1 : 1500



PARCEL: 15 OWNER: Lake County Trust 3046
 CODE: 3843
 PROJECT: NH-019-4(017)
 ROAD: U.S.R. 41
 COUNTY: Lake
 SECTION: 28
 TOWNSHIP: 35 N.
 RANGE: 9 W.

 HATCHED AREA IS THE APPROXIMATE TAKING

NOTE: PROPERTY LINE DIMENSIONS ARE SHOWN IN ENGLISH

DRAWN BY: K.M. Johnson 6/26/2001
 CHECKED BY: R.F. Lewis 7/18/2001
 DES. NO.: 8571960

INSTRUMENT No.	DATED
606320	10/28/80
" "	748110 , " 1/20/84
" "	789234 , " 12/28/84
" "	807927 , " 5/29/85
" "	856360 , " 4/28/86
" "	030939 , " 2/2/88
" "	030940 , " 2/17/88

PARCEL COORDINATE CHART (shown in meters)

Point	Centerline	Station	Offset	Northing	Easting
5*					
11*					
12*					
15*					
179	S-1-PRA	5+055	11m	5000.8447	5040.2247
184	S-1-PRA	5+180	11m	5003.0735	5165.2049
185	S-1-PRA	+ℙ (5+184.116)	14m	5006.1465	5169.2671
186	S-1-PRA	+ℙ (5+202.533)	10m	5002.4755	5187.7521
187	S-1-PRA	5+209	ℙ (6.096m)	4998.6875	5194.2877

NOTE: STATIONS & OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES.

* SEE LOCATION CONTROL ROUTE SURVEY PLAT.

NOT OFFICIAL!

This Document is the property of the Lake County Recorder!

SURVEYOR'S STATEMENT

To the best of my knowledge and belief, this plat, together with the "Location Control Route Survey" recorded in Instrument No. 99077992 in the Office of the Recorder of Lake County, Indiana, (incorporated and made a part hereof by reference) comprise a Route Survey executed in accordance with Indiana Administrative Code 865 IAC 1-12, ("Rule 12").

This plat was prepared using information obtained from the County records. It does not represent a survey of the owner's property. Dimensions shown along the existing property lines are taken from the listed record documents.

Kevin M. Johnson 18 July 2001
 Kevin M. Johnson Date
 Reg. Land Surveyor No. LS29800012
 State of Indiana



PARCEL: 15 CODE: 3843 PROJECT: NH-019-4(017) ROAD: U.S.R. 41 COUNTY: Lake SECTION: 28 TOWNSHIP: 35 N. RANGE: 9 W.	OWNER: Lake County Trust 3046 DRAWN BY: K.M. Johnson 6/26/2001 CHECKED BY: R.F. Lewis 7/18/2001 DES. NO.: 8571960
BERNARDIN LOCHMUELLER & ASSOC., INC. 7830 Rockville Road, Suite C Indianapolis, IN 46214 (317) 209-1130	