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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2004 038293

2004 MAY 10 PM 1:41

MORRIS W. STIGLICH
RECORDED

Mail Tax Bills To: Lake Heritage Parks Foundation, Inc., 8411 E. Lincoln Hwy, Crown Point, IN 46307

TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, That BERNIE E. BAHLS, AS TRUSTEE OF THE BERNIE E. BAHLS REVOCABLE LIVING TRUST, DATED AUGUST 6, 1996, of Lake County, in the State of Indiana Conveys and Warrants to the LAKE HERITAGE PARKS FOUNDATION, INC., AN INDIANA NOT-FOR-PROFIT CORPORATION, of Lake County, in the State of Indiana, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following described Real Estate in Lake County, in the State of Indiana, to-wit:

THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, EXCEPTING THE EAST 20 RODS THEREOF AND ALSO EXCEPTING THEREFROM THE FOLLOWING DESCRIBED TRACT: PART OF THE SOUTHWEST QUARTER, OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2 TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SECTION 2, TOWNSHIP 34 NORTH, RANGE 9, THENCE WEST ALONG THE SOUTH LINE OF SAID SECTION A DISTANCE OF 715.14 FEET TO THE POINT OF BEGINNING, THENCE CONTINUING WEST ALONG THE SOUTH LINE OF THE SAID SECTION A DISTANCE OF 610.32 FEET TO A POINT, THENCE WITH AN INTERIOR ANGLE OF 90 DEGREES 42 MINUTES 45 SECONDS NORTHERLY ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 34 NORTH, RANGE 9 A DISTANCE OF 325.76 FEET TO A POINT ON THE CENTER LINE LATERAL NO. 9 BEAVER DAM DITCH, THENCE WITH AN INTERIOR ANGLE OF 81 DEGREES 52 MINUTES 47 SECONDS SOUTHEASTERLY ALONG THE CENTER LINE OF LATERAL NO. 9 A DISTANCE OF 304.34 FEET TO A POINT, THENCE WITH AN EXTERIOR ANGLE OF 134 DEGREES 00 MINUTES 37 SECONDS NORTHEASTERLY ALONG THE CENTER LINE OF LATERAL NO. 9 A DISTANCE OF 391.50 FEET TO A POINT, THENCE WITH AN INTERIOR ANGLE OF 52 DEGREES 06 MINUTES 50 SECONDS SOUTHERLY A DISTANCE OF 530.86 FEET TO THE POINT OF BEGINNING. (KEY NO. 03-07-0029-0010)

SUBJECT TO 2003 TAXES PAYABLE IN 2004; 2004 TAXES PAYABLE IN 2005; AND ALL PRIOR TAXES.

SUBJECT TO EASEMENTS, COVENANTS, LIENS AND RESTRICTIONS OF RECORD.

THE FEE SIMPLE INTEREST IS SUBJECT TO THE TERMS AND CONDITIONS OF THE GRANT AGREEMENT BETWEEN THE U.S. FISH AND WILDLIFE SERVICE AND THE SHIRLEY HEINZE LAND TRUST, INC., DATED OCTOBER 1, 2001, AGREEMENT NUMBER 98210-1-G989 (HEREINAFTER CALLED "GRANT AGREEMENT"), A COPY OF WHICH IS KEPT AT THE U.S. DEPARTMENT OF THE INTERIOR, FISH & WILDLIFE SERVICE, DIVISION OF BIRD HABITAT CONSERVATION, 1849 C STREET, NW, WASHINGTON DC 20246.

THE PURPOSE OF THE GRANT AGREEMENT IS TO PROVIDE FINANCIAL SUPPORT TO ACQUIRE, PROTECT AND RESTORE WETLANDS AND ADJACENT HABITATS FOR THOUSANDS OF MIGRATING WATERFOWL, RAPTORS, SHOREBIRDS AND NEOTROPICAL BIRDS. GLOBALLY SIGNIFICANT NATURAL COMMUNITIES IN THE PROJECT AREA ARE ALSO PROTECTED.

THE LAKE HERITAGE PARKS FOUNDATION, INC., AND ITS SUCCESSORS AND ASSIGNS, CONFIRMS ITS OBLIGATION TO MANAGE THE FEE SIMPLE INTEREST PURSUANT TO THE GRANT AGREEMENT, ITS INCORPORATED PROJECT PROPOSAL, AND THE PURPOSE OF THE PROJECT UNLESS THE UNITED STATES FISH AND WILDLIFE SERVICE RELIEVES IT OF THAT RESPONSIBILITY.

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER
MAY 10 2004

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

Hold For: Precise

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THE FEE SIMPLE INTEREST MAY NOT BE CONVEYED OR ENCUMBERED, IN WHOLE OR IN PART, TO ANOTHER PARTY, EXCEPT FOR CONVEYANCE TO THE LAKE COUNTY PARK AND RECREATION BOARD, WITHOUT UNITED STATES FISH AND WILDLIFE SERVICE CONSENT.

In Witness Whereof, The said BERNIE E. BAHLS, AS TRUSTEE OF THE BERNIE E. BAHLS REVOCABLE LIVING TRUST, DATED AUGUST 6, 1996, has hereunto set his hand and seal, this 7th day of May, 2004.

Bernie E. Bahls Trustee

BERNIE E. BAHLS, AS TRUSTEE
OF THE BERNIE E. BAHLS REVOCABLE
LIVING TRUST, DATED AUGUST 6, 1996

STATE OF INDIANA, LAKE COUNTY, ss:

Before me, the undersigned, a Notary Public in and for said County, this 7th day of May, 2004, came BERNIE E. BAHLS, AS TRUSTEE OF THE BERNIE E. BAHLS REVOCABLE LIVING TRUST, DATED AUGUST 6, 1996, and acknowledged the execution of the foregoing instrument.

Witness my hand and official seal.

My Commission expires _____
Resident of _____ County

Angela Woodward
NOTARY PUBLIC

ANGELA WOODWARD
NOTARY PUBLIC, Jasper County, Indiana
My Commission Expires January 11, 2008
Resident Of Jasper County, Indiana

This Instrument Prepared By:
LOUIS M. CASALE, Casale, Woodward & Buls, LLP
9223 Broadway, Suite A, Merrillville, IN 46410, Telephone: 219/736-9990

