

2004 039291

2004 MAY 13 AM 9:35

MORRIS W. CARTER  
RECORDER

CM620310075

### Trustee's Deed

*This Indenture Witnesseth* that, Jane A. Austgen, as Trustee under the provisions of the Jane A. Austgen Declaration of Trust dated February 12, 1996, as to an undivided 1/4 interest, in Lake County, and State of Indiana, does hereby grant, bargain, sell and convey to:

LCP Realty, LLC, an Indiana limited liability company

for the sum of ten dollars (\$10.00) and other good and valuable consideration the following described Real Estate in the **County of Lake** and State of Indiana, to wit:

See Attached Exhibit "A"

- Subject to:
1. Taxes for 2003 payable in 2004 and for all subsequent years;
  2. Covenants, easements, conditions, rights-of-way, ditches and drains, and restrictions of record, including but not limited to matters provided on the Plat; and
  3. Zoning and land use restrictions.

Key No.: 1-74-4; Unit No. 10

This deed is exempt from filing the Sales Disclosure pursuant to IC 6-1.1-5.5 by reason of exemption number 7. After recording, return deed and mail future tax statements to: P.O. Box 247, Lowell, IN 46356

This Deed is executed pursuant to, and in the exercise of, the power and authority granted to and vested in the said Trustee by the terms of said Deed or Deeds in Trust delivered to the said Trustee in pursuance of the Trust Agreement above mentioned.

IN WITNESS WHEREOF, the said Jane A. Austgen, as Trustee under the provisions of the Jane A. Austgen Declaration of Trust dated February 12, 1996, has hereunto set his hand and seal this 7th day of May, 2004.

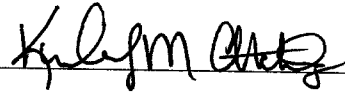
Jane A. Austgen, as Trustee under the provisions of the Jane A. Austgen Declaration of Trust dated February 12, 1996

BY:   
Jane A. Austgen, as Trustee

STATE OF INDIANA )  
                                  ) SS:  
COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Jane A. Austgen, as Trustee under the provisions of the Jane A. Austgen Declaration of Trust dated February 12, 1996, who acknowledged the execution of the foregoing instrument as the free and voluntary act of said trustee, and as her free and voluntary act, as Trustee.

Witness my hand and seal this 7th day of May, 2004.

  
Notary Public  
Resident of LAKE County.

My Commission expires: Jan 3, 2008

KIMBERLY M ATCHLEY  
NOTARY PUBLIC STATE OF INDIANA  
LAKE COUNTY  
MY COMMISSION EXP. JAN. 3, 2008

This instrument prepared by: Jane A. Austgen

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

MAY 12 2004

STEPHEN R. STIGLICH  
LAKE COUNTY AUDITOR

000937

165  
JL

Chicago Title Insurance Company

### LEGAL DESCRIPTION

Part of the West 1/2 of the Southwest 1/4 of Section 22, Township 33 North, Range 9 West of the 2nd Principal Meridian, more particularly described as follows: Commencing at the Southwest corner of said Section 22; thence East along the South line of said Section 22, a distance of 510.0 feet to the point of beginning; thence North, along a line that is 510.0 feet East of and parallel to the West line of said Section 22, a distance of 264.00 feet; thence Northwesterly a distance of 72.11 feet, more or less, to a point that lies 324.0 feet North of the South line of said Section 22 and 470.00 feet East of the West line of said Section 22; thence North, along a line that is 470.0 feet East of and parallel to the West line of said Section 22, a distance of 204.0 feet; thence East, along a line that is 528.0 feet North of and parallel to the South line of said Section 22, a distance of 165.0 feet; thence North, along a line that is 635.0 feet East of and parallel to the West line of said Section 22, a distance of 825.0 feet; thence East, along a line that is 1353.0 feet North of and parallel to the South line of said Section 22, a distance of 520.0 feet; thence South, along a line that is 1155.0 feet East of and parallel to the West line of said Section 22, a distance of 1089.0 feet; thence West, along a line that is 264.0 feet North of and parallel to the South line of said Section 22, a distance of 58.0 feet; thence North, along a line that is 1097.0 feet East of and parallel to the West line of said Section 22, a distance of 30.0 feet; thence West, along a line that is 294.0 feet North of and parallel to the South line of said Section 22, a distance of 107.0 feet; thence South, along a line that is 990.0 feet East of and parallel to the West line of said Section 22, a distance of 294.0 feet; thence West, along the South line of said Section 22, a distance of 480.0 to the point of beginning, all in Lake County, Indiana;

EXCEPTING therefrom a parcel of land lying in the Southwest Quarter of Section 22, Township 33 North, Range 9 West of the Second Principal Meridian and more particularly described as follows: beginning at the Northeast corner of the West 510.00 feet of the South 264.00 feet of said Southwest Quarter; thence Northwesterly 72.11 feet, more or less, thence North on a line parallel to and 470.00 feet distant of the West line of said Section 204.00 feet; thence East on a line parallel to and 528.00 feet distant of the South line of said Section, 40.00 feet; thence South on a line parallel to and 510.00 feet distant of the West line of said Section, 264.00 feet to the point of beginning, all in Lake County, Indiana.

