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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2007 099720

2007 DEC 20 PH 3:46

MICHAEL A. BROWN
RECORDER

MAIL TAX BILLS TO:
Thomas J. Fleming
11350 Broadway
Crown Point, IN 46307

TAX KEY No 003-23-09-0322-0004

SPECIAL WARRANTY DEED

Paul Fleming and Nick Fleming convey all of their interest in the real estate described below, in Lake County, State of Indiana, to Thomas J. Fleming in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged:

PARCEL 1: Part of the Southeast 1/4 of the Southwest 1/4 of Section 5, Township 34 North, Range 8 West of the 2nd Principal Meridian, described as follows: beginning at a point in the center line of Main Street at a point 224 feet North of the Southeast corner of said Southeast 1/4 of the Southwest 1/4 of Section 5; thence North 196 feet, 10 inches to a point which is the Southeast corner of the tract of land deeded by Loraine Lenz Carroll Newman, to Adah H. Mueller and Melvin W. Mueller, husband and wife, by Quitclaim Deed dated December 1, 1959 and recorded December 3, 1959, as Document No. 221516; thence West along the South line of said Mueller tract 320 feet more or less, to a point in the center line of Court Street which point is 420 feet 10 inches North of the South line of the Southeast 1/4 of the Southwest 1/4 of Section 5, Township 34 North, Range 8 West of the 2nd Principal Meridian; thence South along the center line of Court Street to a point which is 204 feet North of the South line of the said Southeast 1/4 of the Southwest 1/4 of Section 5; thence East on a line parallel to the South line of the Southeast 1/4 of the Southwest 1/4 of Section 5, 150 feet; thence North 20 feet to a point; thence East 170 feet to the place of beginning, in the City of Crown Point, Lake County, Indiana.

PARCEL II: A part of the Southeast 1/4 of the Southwest 1/4 of Section 5, Township 34 North, Range 8 west of the 2nd Principal Meridian, described as follows: Commencing at a point in the center of Main Street in the City of Crown Point, 198 feet South of a point where the North line of Porter Street in Railroad Addition to the Town of Crown Point, intersects said center line of Main Street, running thence South along the center line of Main Street, a distance of 74 feet 4 inches to a point which is 420 feet 10 inches North of the South line of the Southeast 1/4 of the Southwest 1/4 of Section 5, Township 34, Range 8 West of the 2nd Principal Meridian;

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

DEC 20 2007

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

24680

\$20
CK# 4195
CA

thence West 320 feet more or less to a point in the center line of Court Street which point is 420 feet 10 inches North of the South line of the Southeast ¼ of the Southwest ¼ of Section 5, Township 34 North, Range 8 West; thence North along the center line of Court Street to a point which is the Northwest corner of the tract of land deeded to Adah H. Mueller and Melvin W. Mueller, husband and wife, by Warranty Deed recorded August 12, 1947 in Deed Record 788 page 389; thence East along the North line of said Mueller tract 320 feet more or less to the place of beginning, in the City of Crown Point, Lake County, Indiana.

commonly known as 219 N. Main Street, Crown Point, Indiana 46307.

SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

1. Real estate taxes for 2006, payable in 2007, and all years thereafter.
2. Covenants, restrictions, agreements, and easements of record.
3. Applicable building codes and zoning ordinances.

The Grantors warrant and agree to defend solely their respective interest against claims and demands against or by the Grantor of his interest and all persons claiming by, through, and under him and disclaim all other warranties.

IN WITNESS WHEREOF, the Grantors have executed this Special Warranty Deed on April 30, 2007.


Paul Fleming


Nick Fleming



STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, this 30 April, 2007, personally appeared Paul Fleming and Nick Fleming, who acknowledged the execution of the foregoing Special Warranty Deed.

My Commission Expires: 3-6-13

Gytha L. Eder
_____, Notary Public

Resident of Lake County

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document unless required by law. Todd A. Etzler

