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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2008 066664

2008 SEP 24 PM 12: 21

MICHAEL A. BROWN
RECORDER

LIMITED WARRANTY DEED

THIS INDENTURE made this 13TH day of MAY, 2008, by and between *Cavender Properties LLC*, (hereinafter referred to as "Grantor"), and *RICHARD T & BRENDA L HILES, HUSBAND & WIFE*, (hereinafter referred to as "Grantee") (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits):

WITNESSETH: The Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, all that certain land situated in Lake County, State of Indiana, to wit:

PARCEL ONE:

A PARCEL OF LAND IN THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF HARVEST MANOR UNIT 1, SECTION 6, IN THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA, AS RECORDED IN PLAT BOOK 69, PAGE 42, IN THE OFFICE OF THE RECORDER OF SAID COUNTY; THENCE CONTINUING ON A LINE BEARING SOUTH 00 DEGREES 50 MINUTES 02 SECONDS EAST, A DISTANCE OF 176.85 FEET; THENCE NORTH 89 DEGREES 43 MINUTES 58 SECONDS WEST, 100.0 FEET; THENCE SOUTH 89 DEGREES 09 MINUTES 58 SECONDS WEST, 160.02 FEET; THENCE NORTH 00 DEGREES 50 MINUTES 02 SECONDS WEST 174.93 FEET TO THE SOUTH LINE OF SAID HARVEST MANOR; THENCE NORTH 89 DEGREES 09 MINUTES 58 SECONDS EAST ON LAST SAID SOUTH LINE, 260.00 FEET TO THE POINT OF BEGINNING.

PARCEL TWO:

TOGETHER WITH A NON-EXCLUSIVE EASEMENT APPURTENANT IN THE FOLLOWING DESCRIBED REAL ESTATE IN LAKE COUNTY, INDIANA:

A PARCEL OF LAND IN THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING ON THE SOUTH LINE OF HARVEST MANOR UNIT 1, SECTION 6, IN THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA, AS RECORDED IN PLAT BOOK 69, PAGE 42, IN THE RECORDERS' OFFICE OF LAKE COUNTY, INDIANA, AT A POINT 260.00 FEET WESTERLY OF THE SOUTHEAST CORNER OF SAID HARVEST MANOR; THENCE CONTINUING SOUTH 89 DEGREES 09 MINUTES 58 SECONDS WEST, 537.66 FEET; THENCE SOUTH 45 DEGREES 28 MINUTES 06 SECONDS WEST, 101.93 FEET TO THE NORTHEASTERLY LINE OF THE 40 FOOT WIDE RIGHT-OF-WAY OF ROHRMAN ROAD; THENCE SOUTH 44 DEGREES 31 MINUTES 54 SECONDS EAST ALONG SAID RIGHT-OF-WAY 50.00 FEET; THENCE NORTH 45 DEGREES 28 MINUTES 06 SECONDS EAST, 81.88 FEET; THENCE NORTH 89 DEGREES 09 MINUTES 58 SECONDS EAST 517.60 FEET, MORE OR LESS, TO A LINE BEARING NORTH 00 DEGREES 09 MINUTES 58 SECONDS EAST 517.60 FEET, MORE OR LESS, TO A LINE BEARING NORTH 00 DEGREES 50 MINUTES 02 SECONDS WEST AND 174.93 FEET IN LENGTH; THENCE NORTH 00 DEGREES 50 MINUTES 02 SECONDS ON LAST SAID LINE, 50.00 FEET TO THE POINT OF BEGINNING.

Parcel Number: 009-20-13-0117-0060
Property Address: 6710 Rohrman Road, Crown Point, Indiana 46307
Grantee Tax Mailing Address: 6710 ROHRMAN ROAD, CROWN POINT, INDIANA 46307

THIS CONVEYANCE is made subject to all applicable zoning ordinances, easements and restriction of record and to taxes for the current year affecting said described property.

TO HAVE AND TO HOLD the said described property, together with all and singular the rights, tenements, hereditaments and appurtenances hereto belonging or in anywise appertaining, to the only proper use, benefit, and behoof of the said Grantee in fee simple forever.

AND THE SAID Grantor hereby warrants and will defend the right and title to the said described Property unto the said Grantee against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Tax Bills and recorded deed should be sent to Grantee at such address unless otherwise indicated below.

Mail Grantee deed and tax bills to: 6710 ROHRMAN ROAD, CROWN POINT, INDIANA 46307

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

SEP 24 2008

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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