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STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

Key Nos.:

08-15-0018-0146 08-15-0018-0151

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08-15-0460-0011

92F103484 FIDELITY CP MICHELLE R. State Id. Nos.: 45-12-04-327-007.000-030-RECORDER 45-12-04-327-006.000-030-

45-12-04-327-005.000-030

## TRUSTEES' LIMITED WARRANTY DEED

## THIS INDENTURE WITNESSETH THAT:

The KATHRYN J. LEARNER FAMILY TRUST U/T/D 6/30/1999 ("Grantor") CONVEYS AND WARRANTS TO CHRISTIAN REVIVAL CENTER, INC. ("Grantee"), an Indiana nonprofit corporation, for and in consideration of ten dollars (\$10.00), and other good and sufficient consideration, receipt of which is hereby acknowledged, the following described real estate, commonly known as 801-825 57<sup>th</sup> Avenue, Merrillville, Indiana, located in Lake County, Indiana:

THAT PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 8 WEST OF THE 2<sup>ND</sup> P.M., DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHWEST QUARTER; THENCE SOUTH, ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER 556.82 FEET; THENCE NORTH 89 DEGREES 23 MINUTES 30 SECONDS WEST, PARALLEL WITH THE NORTH LINE OF SAID SOUTHWEST QUARTER, 435.94 FEET; THENCE NORTH, PARELLEL WITH THE EAST LINE OF SAID SOUTHWEST QUARTER 371.82 FEET TO THE SOUTH LINE OF FIELDWOOD VILLAGE ADDITION, AS SHOWN IN PLAT BOOK 42, PAGE 15, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA; THENCE SOUTH 89 DEGREES 23 MINUTES 30 SECONDS EAST, ALONG THE SOUTH LINE OF SAID FIELDWOOD VILLAGE ADDITION, 159.88 FEET TO THE SOUTHEAST CORNER OF LOT 10 IN SAID SUBDIVISION; THENCE NORTH 0 DEGREES 02 MINUTES 15 SECONDS EAST, ALONG THE EAST LINE OF SAID LOT 10, 185.00 FEET TO THE NORTH LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 23 MINUTES 30 SECONDS EAST, ALONG SAID NORTH LINE 275.94 FEET TO THE PLACE OF BEGINNING, ALL IN LAKE DULY ENTERED FOR TAXATION SUBJECT TO COUNTY, INDIANA. FINAL ACCEPTANCE FOR TRANSFER

**ALSO** 

JUL 2 0 2016

THE EAST 10 FEET OF LOT 10, FIELDWOOD VILLAGE ADDITION, AS SHOWN IN PLAT BOOK 42, IN LAKE COUNTY, INDIANA.

(collectively, the "Real Estate").

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Grantor by execution and delivery hereof warrants the title to the Real Estate as to its own acts only and not as to the acts of any other.

This conveyance is subject to all easements, rights-of-way, and restrictions of record.

This conveyance is also subject to any and all real and personal property taxes and assessments assessed to the Real Estate for 2009, due and payable in 2010, and all subsequent taxes and assessments assessed to the Real Estate, if any.

The undersigned executing this Trustees' Limited Warranty Deed on behalf of Grantor hereby represents and warrants that the Kathryn J. Learner Family Trust u/t/d 6/30/1999 is in existence. Further, the undersigned represents and certifies that he is the duly authorized agent of Grantor, and has been fully empowered to execute and deliver this Trustees' Limited Warranty Deed for and on behalf of Grantor; and that all necessary action for the making of this conveyance has been duly taken.

IN WITNESS WHEREOF its duly authorized officers on beh	Frantor has caused this Trustees' Limited Warranty Deed to be of the Trust, this 12th day of July, 2010.	e executed by
GRANTOR:	By:  Timothy S (Avery Authorized Agent for the Kathryn J. I Trust u/t/d 6/30/1999	
STATE OF CALIFORNIA  CONTRA COSTA COUNTY	) ) SS:	

Before me, the undersigned, a Notary Public in and for said County and State, this 12 2010, personally appeared KATHRYN J. LEARNER FAMILY TRUST U/T/D 6/30/1999, by Timothy S. Avery, its authorized agent, who acknowledged the execution of the foregoing document for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

	DEIRORE ELLIOYT
	Commission # 1704996 Notary Public - California
12.0	Siskiyou County
	My Comm. Biphes Nov 13, 2010

Printed Name: DEIRDRE ELLIOT

**Notary Public** 

County of Residence:

My Commission Expires:

NOVEMBER 13, 2010

This document was prepared by:

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James F. Olds STUART & BRANIGIN LLP 300 Main Street, Suite 900 P.O. Box 1010 Lafayette, IN 47902-1010

Telephone: (765) 423-1561 E-Mail: jfo@stuartlaw.com

Attorney No.: 27989-53

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 (James F. Olds).

Mail this Trustee's Limited Warranty Deed following recording to:

Christian Revival Center, Inc. c/o Megan L. Ward 11035 Broadway, Suite B Crown Point, IN 46307

Mail tax bills pertaining to the Real Estate to:

Christian Revival Center, Inc. 4900 E. 109<sup>th</sup> Ave. Crown Point, IN 46307

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