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**AGREEMENT REGARDING OBLIGATIONS UNDER LAND CONTRACT**

Comes now Harjit Sahi, hereinafter referred to as Sahi, and comes now Ranjit Kaur, hereinafter referred to as Kaur, and agree to the following as terms of their obligations under that certain land contract dated November 24, 2004 between Sahi and Lakhvir Singh, a memorandum of which was recorded indicating an interest as Buyer in Lakhvir Singh and Balwinder Singh, hereinafter referred to as Singh, **said memorandum being recorded on February 24, 2005 as Document No. 2005 013346** in the office of the Recorder of Lake County, Indiana, to wit:

Preamble:

By way of land contract dated November 24, 2004, Sahi sold to Singh certain real estate in Lake County, Indiana with the following legal description:

**Lot 1 to Lot 8 both inclusive, in Block 2, in Logan Park Addition to Tolleston, in the City of Gary, as per plat thereof, recorded in Plat Book 2, page 29, in the Office of the Recorder of Lake County, Indiana;**

**more commonly known as 1564 Harrison St., Gary, Indiana.**

By way of assignment dated October 18, 2005 and recorded immediately prior to this mutual release, Singh assigned all of their interests in the land contract described above to Kaur.

Kaur admits to being significantly delinquent in her payment obligations to Sahi under the terms of the land contract, that all equity she may have had in the property has been reduced to nothing and desires to be released from such obligations.

Terms:

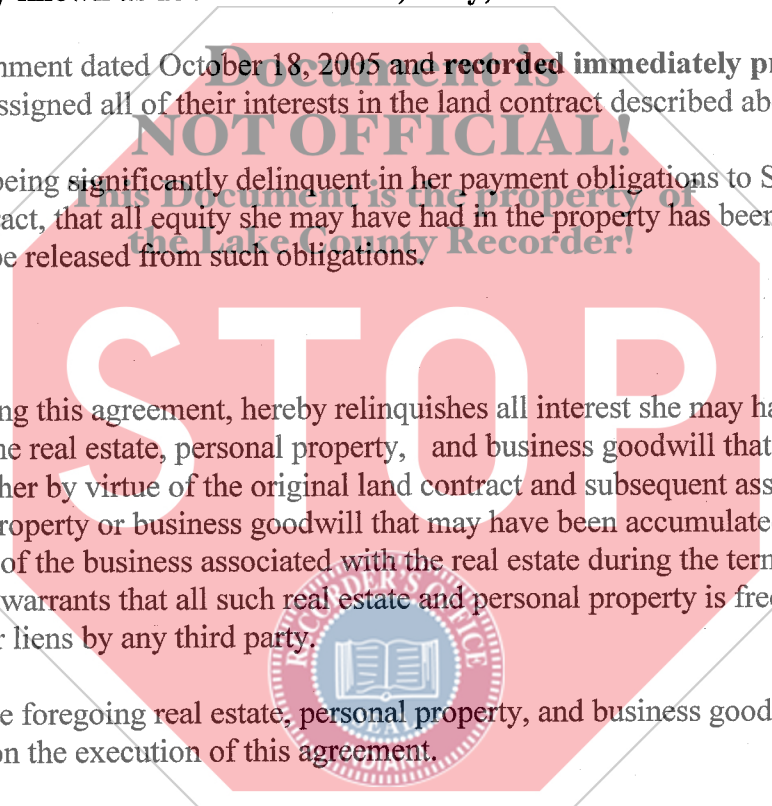
Kaur, in executing this agreement, hereby relinquishes all interest she may have in the land contract, and the real estate, personal property, and business goodwill that was sold to Singh and assigned to her by virtue of the original land contract and subsequent assignment, or any other personal property or business goodwill that may have been accumulated by Kaur or Singh in the operation of the business associated with the real estate during the term of the land contract. Kaur warrants that all such real estate and personal property is free and clear of any and all claims or liens by any third party.

Possession of the foregoing real estate, personal property, and business goodwill will be turned over to Sahi upon the execution of this agreement.

Sahi will not pursue Kaur for obligations owed to him under the terms of the original land contract and subsequent assignment.

Whether the same is known now or not, and even if the same is unknowable at this time, Kaur will remain solely responsible for and indemnify Sahi from any taxes, debts, fines, penalties or

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STATE OF INDIANA  
LAKE COUNTY  
RECORDED FOR RECORD  
2011 AUG - 5 AM 11:29  
RECORDED

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CA

Return to  
INDIANA TITLE NETWORK COMPANY  
325 NORTH MAIN  
CROWN POINT, IN 46307  
2011-0513

HS

RK

NON  
CONF  
JTW  
CR #19463  
1REF

other obligations incurred by virtue of the operation of any business on or about the real estate described above. Kaur's indemnity of Sahi will extend to reimbursement for any amounts paid by Sahi for the indemnified obligations and for any amounts incurred by Sahi for representation by an attorney with regard to the indemnified obligations. Kaur will reimburse Sahi within 30 days of a written itemized demand.

Should either party hire an attorney to enforce the terms of this agreement, the party found to be in default of the terms of this agreement shall reimburse the nondefaulting party for the costs of enforcement, including reasonable attorney's fees.

Notices regarding the obligations under the terms of this agreement shall be sent to the following addresses:

To Sahi: 1217 E CAMBRIDGE DR SCHEPERSVILLE IN 46375

To Kaur: 1564 Harrison St Gary IN

In Witness Whereof, the parties have executed this agreement on this \_\_\_\_\_ day of July, 2011.

*Harjit Sahi*

*Ranjit Kaur*

Harjit Sahi

Ranjit Kaur

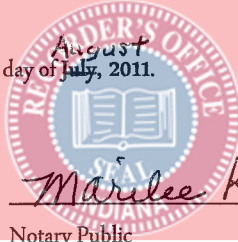
STATE OF INDIANA )

) SS:

COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Harjit Sahi and Ranjit Kaur who acknowledged the execution of the foregoing Agreement.

WITNESS my hand and notarial seal this 1 day of July, 2011.



**Marilee K. Douglass**  
Notary Public, State of Indiana  
Marshall County  
My Commission Expires June 6, 2015

MY COMMISSION EXPIRES:

June 6, 2015

Notary Public

A Resident of Marshall County

**THIS INSTRUMENT PREPARED BY:**

DOUGLAS R. KVACHKOFF Attorney at Law, 325 N. Main Street, Crown Point, IN 46307, 219-662-2977. Our File NO.

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.

*Jolene Kratochvil*  
*Jolene Kratochvil*