

Tax# 45-11-29-229-026000-035

2011 038421

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2011 JUL 14 AM 10:18
MICHELLE S. FAJMAN
RECORDER

2011 043362
2011 AUG 12 AM 10:21

COPY

WARRANTY DEED

THIS INDENTURE WITNESSETH, That SHIRLEY A. WINTERS GRANTOR(S) of LAKE County in the State of INDIANA CONVEYS AND WARRANTS MICHAEL J. CROWLEY JR. of LAKE County in the State of INDIANA, as GRANTEES in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged the following described real estate in LAKE County, in the State of Indiana:

That part of Block 5 in Park Place, addition to the Town of Highland, Lake County, Indiana, recorded December 12, 1997, Document Number 97062300, in Plat Book 83, page 82, and by plat of correction recorded dated March 26, 1998 in Plat Book 84, page 34, as Document Number 98020433 and further amended by 2nd Plat of Correction recorded in Plat Book 85 page 61 in the Office of the Recorder of Lake County, Indiana. Commencing at the Northerly point of curve in Block 5, a curved line, convex to the Northwest, having a radius of 15.00 feet and an arc distance of 32.64 feet said point being on the North line of Block 5; thence North 89 degrees 13 minutes 30 seconds East, on the last described line a distance of 45.72 feet to a point, said point being the Northwest corner of parcel 21; thence continuing on the last described line a distance of 20.00 feet to a point; thence South 00 degrees 46 minutes 30 seconds East a distance of 20.06 feet to a point; thence South 09 degrees 23 minutes 18 seconds East a distance of 25.49 feet to a point; thence South 05 degrees 03 minutes 16 seconds East a distance of 48.44 feet to a point, said point being the South line of said Block 5, thence South 84 degrees 56 minutes 44 seconds West of said South line of Block 5, a distance of 20.00 feet; thence North 05 degrees 03 minutes 16 seconds West a distance of 48.45 feet to a point; thence North 09 degrees 1 minute 53 seconds West a distance of 26.92 feet to a point; thence North 00 degrees 46 minutes 30 seconds West a distance of 20.06 feet to the point of beginning.

* See attached for corrected legal description

COMMONLY KNOWN AS: 11435 VENTURA TRAIL, ST. JOHN, IN 46373

SUBJECT TO SPECIAL ASSESSMENTS, 2010 TAXES PAYABLE 2011, 2011 TAXES PAYABLE 2012, AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 7th day of July, 2011

Shirley A. Winters
SHIRLEY A. WINTERS

STATE OF INDIANA
COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 7 day of July, 2011, personally appeared: SHIRLEY A. WINTERS, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: 5/9/17

Resident of Lake County

Signature: Elizabeth R. Kinzie
Printed Name: ELIZABETH R. KINZIE
Notary Public
My Commission Expires May 9, 2017

This instrument prepared by PATRICK J. McMANAMA, Attorney at Law, Identification No: 9534-45
No legal opinion given to Grantor. All information used in preparation of Document was supplied by title company.

ENTERED FOR TAXATION SUBJECT TO ACCEPTANCE FOR TRANSFER
AUG 11 2011

Return Deed To: GRANTEE
Grantee's street or rural route address: 11435 VENTURA TRAIL, ST. JOHN, IN 46373
Send Tax Bills To: 11435 VENTURA TRAIL, ST. JOHN, IN 46373

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.

Signature of Preparer: Elizabeth R. Kinzie
Name of Preparer: ELIZABETH R. KINZIE
CASH _____ CHARGE CM
CHECK # _____
OVERAGE _____
COPY _____
NON-COM ✓
CLERK AD

* This document is being rerecorded to correct legal description

054777

COMMUNITY TITLE COMPANY
FILE NO 11184

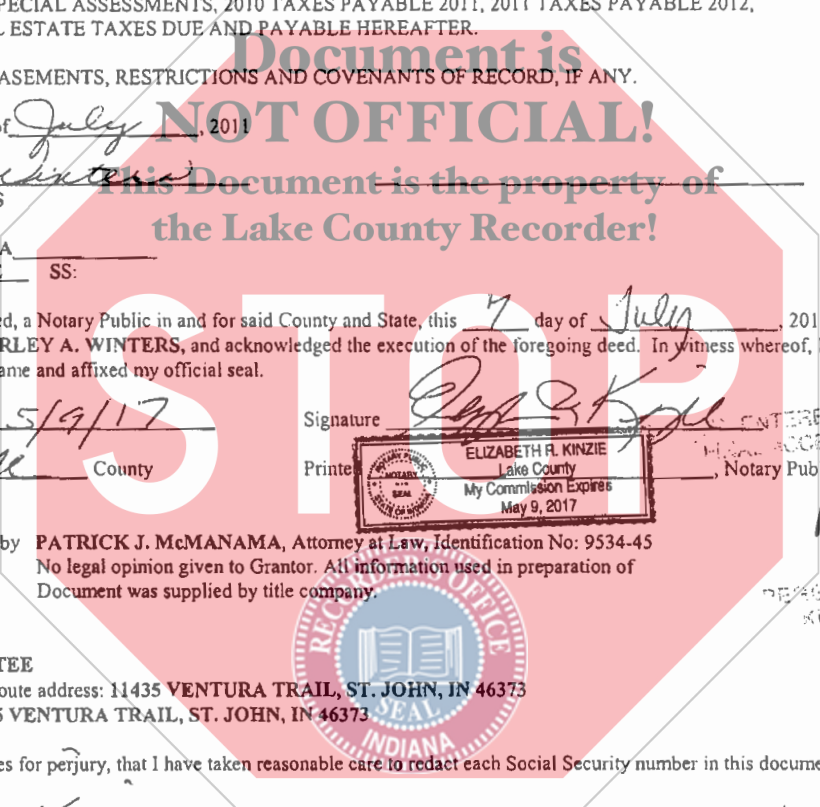


EXHIBIT "A"
LEGAL DESCRIPTION

Part of Lot 3 in Ventura Estates 2nd Addition to the Town of St. John, a Plat of Correction of parts of Ventura Estates, Unit No. 2; Ventura Estates Unit No. 3 and Ventura Estates Unit No. 4, as per plat thereof, recorded in Plat Book 71, page 16, in the Office of the Recorder of Lake County, Indiana, said part being described as follows: commencing at the Northeast corner of said Lot 3; thence South 01 degrees 03 minutes 34 seconds West a distance of 310.12 feet; thence South 81 degrees 03 minutes 34 seconds West 125.00 feet; thence South 18 degrees 24 minutes 27 seconds West 199.99 feet; thence South 69 degrees 33 minutes 34 seconds West 35.00 feet to the point of beginning; thence continuing South 69 degrees 33 minutes 34 seconds West 90.00 feet to the West line of said Lot 3; thence North 20 degrees 26 minutes 26 seconds West 27.79 feet along the West line of said Lot 3; thence North 34 degrees 56 minutes 26 seconds West 171.67 feet along the West line of said Lot 3; thence North 55 degrees 03 minutes 34 seconds East 50.00 feet along the line of said Lot 3; thence South 49 degrees 07 minutes 02 seconds East 30.22 feet; thence South 15 degrees 51 minutes 48 seconds East 62.27 feet thence South 52 degrees 51 minutes 17 seconds East 140.00 feet to the point of beginning.

