

2011 053778

2011 SEP 29 AM 9:08

WARRANTY DEED

Project: West Street  
Parcel: 14  
Page: 1 of 2

**THIS INDENTURE WITNESSETH**, That Joseph J. Favia and Judith L. Favia, Husband and Wife, the Grantor(s), of Lake County, State of Indiana Convey(s) and Warrant(s) to the **CITY OF CROWN POINT, INDIANA**, the Grantee, for and in consideration of the sum of One Dollars (\$1) and other valuable consideration, the receipt of which is hereby acknowledged, certain Real Estate situated in the County of Lake, State of Indiana, and being more particularly described in the legal description(s) attached hereto as Exhibit "A" and depicted upon the Right of Way Parcel Plat attached hereto as Exhibit "B", both of which exhibits are incorporated herein by reference. This conveyance is subject to any and all easements, conditions and restrictions of record. The Grantor(s) hereby specifically acknowledge(s) and agree(s) that the Real Estate conveyed herein is conveyed in fee simple and that no reversionary rights whatsoever shall remain with the Grantor(s), or any successors in title to the abutting lands of the Grantor(s), notwithstanding any subsequent abandonment, vacation, disuse, nonuse, change of use, conveyance, lease and/or transfer by the Grantee or its successors in title, of a portion or all of the said Real Estate or any right of way, roadway or roadway appurtenances established thereupon. This acknowledgement and agreement is a covenant running with the land and shall be binding upon the Grantor(s) and all successors and assigns.

Interests in land acquired by  
the City of Crown Point  
Grantee mailing address:  
101 N. East Street  
Crown Point, IN 46307

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, if any, unless required by law.

This Instrument Prepared By: Alexander Kutanovski  
(Attorney at Law)

NOTICE: This Document is the property of the Lake County Recorder!  
**STOP**  
RECORDER'S OFFICE  
SEAL  
INDIANA  
NON-AD VAL  
SEP 29 2011  
PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

AMOUNT \$ 22<sup>00</sup>  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 1057  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK RV

028971

IN WITNESS WHEREOF, the said Grantor(s) has executed this instrument this 27 day of September, 2011.

Joseph J. Favia  
Signature

Joseph J. Favia  
Printed Name

Judith L. Favia  
Signature

Judith L. Favia  
Printed Name

STATE OF INDIANA:

SS:

COUNTY OF LAKE:

Before me, a Notary Public in and for said State and County, personally appeared Joseph J. Favia and Judith L. Favia, the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be their voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

Witness my hand and Notarial Seal this 27 day of September, 2011.

Signature Alex Kut

Printed Name Alex Kut

My Commission expires 10/14/15

I am a resident of Lake County.

This Instrument Prepared By:

Alexander Kutnovski  
Attorney at Law  
1504 N. Main Street  
Crown Point, IN 46307

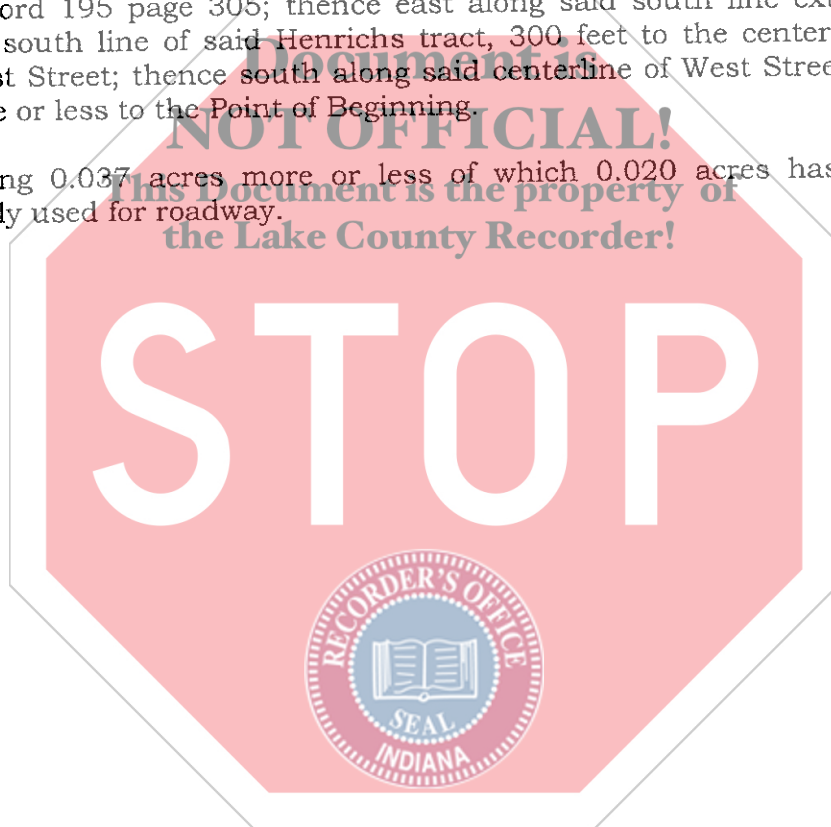


# EXHIBIT A

## LEGAL DESCRIPTION FOR ROADWAY ACQUISITION

The east 30.00 feet of the South Half except the south 60.00 feet of the following parcel of land: That part of the Northeast Quarter of the Southwest Quarter of Section 5, Township 34 North, Range 8 West of the Second Principal Meridian, in the City of Crown Point, Lake County, Indiana, described as follows: Beginning at a point in the centerline of West Street which is 132 feet north of the intersection of the centerline of West Street with the centerline of Monitor Street; thence west 300 feet; thence north parallel with the centerline of West Street, 227 feet more or less to the south line extended of the tract conveyed to Fred C. Henrichs and Ernest P. Henrichs by Warranty deed recorded October 16, 1913 in deed record 195 page 305; thence east along said south line extended and the south line of said Henrichs tract, 300 feet to the centerline of said West Street; thence south along said centerline of West Street, 227 feet more or less to the Point of Beginning.

Containing 0.037 acres more or less of which 0.020 acres has been previously used for roadway.

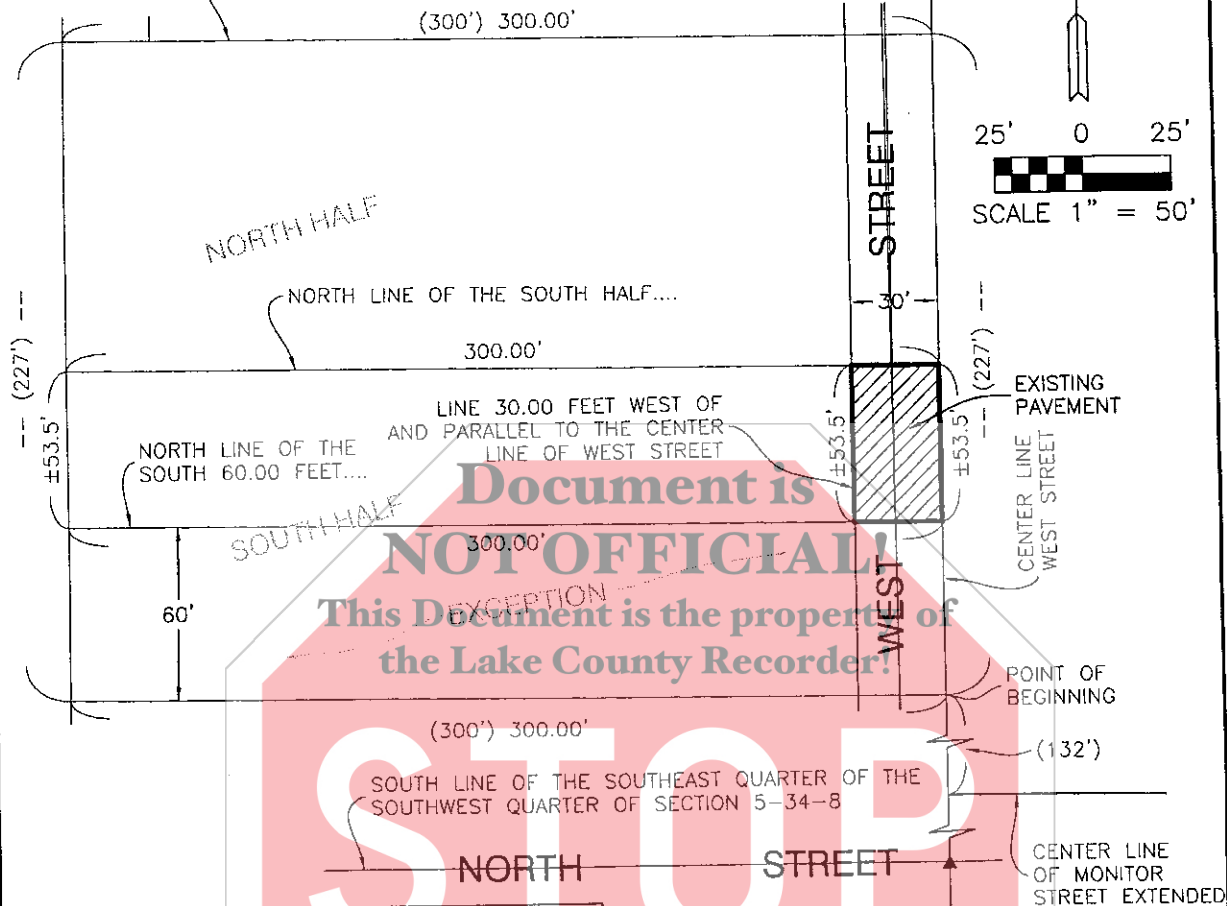


PARCEL 0014  
09-334.03 WEST STREET

# EXHIBIT B

PREPARED BY ROBINSON ENGINEERING

SOUTH LINE EXTENDED OF A TRACT CONVEYED TO FRED C. HENRICHS AND ERNEST P. HENRICHS BY WARRANTY DEED RECORDED OCTOBER 16, 1913 IN DEED RECORD 195 PAGE 305



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0.370 ACRES	-	TOTAL AREA OF PARCEL
0.037 ACRES	-	TOTAL AREA OF ACQUISITION
0.020 ACRES	-	AREA UNDER EXISTING PAVEMENT

HATCHED AREA IS THE APPROXIMATE R/W DEDICATION OR TAKING

PARCEL: <u>0014</u> OWNER: <u>JOSEPH J. FAVIA AND JUDITH L. FAVIA</u> <u>HUSBAND AND WIFE</u>		DOC. NO. <u>DEED RECORD 195, PAGE 305</u> DATED <u>10/16/1913</u> DOC. NO. <u>2003 052514</u> DATED <u>05/27/2003</u> MISC REC. _____ DATED _____
ROAD: <u>WEST STREET</u> PROJECT: _____ J.M.D. (02/15/2011) CODE: _____ DRAWN BY: _____ COUNTY: <u>LAKE</u> R.E.G. (02/17/2011) SECTION: <u>5</u> CHECKED BY: _____ TOWNSHIP: <u>34N</u> RANGE: <u>8W</u> DES. NO.: <u>N/A</u>		
DIMENSIONS SHOWN ARE FROM THE ABOVE LISTED RECORDED DOCUMENTS		