

2011 054068

2011 SEP 30 AM 10:21

WARRANTY DEED
MILTON S. BAUMAN
RECORDER

TAX #45-10-12-452-031.000-034

THIS INDENTURE WITNESSETH, That JAMES E. PETERSON, GRANTOR(S) of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS JOHN MRJENOVICH AND MARCELLA I. MRJENOVICH AS TRUSTEES OF THE JOHN MRJENOVICH AND MARCELLA I. MRJENOVICH DECLARATION OF TRUST DATED APRIL 24, 2009 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:

Part of Lot 2, in Edgebrook Estates, a Planned Unit Development in the Town of Dyer, Indiana, as per plat thereof, recorded in Plat Book 78, page 71, in the Office of the Recorder of Lake County, Indiana, which part of said Lot 2 is described as follows: Commencing at the Northwest corner of said Lot 2; thence Southerly, along the Westerly line of said Lot 2, being a curve concave to the West and having a radius of 270.20 feet, an arc length of 61.43 feet to the true point of beginning; thence North 73 degrees 43 minutes 17 seconds East, a distance of 105.03 feet to a point on the curved Southwesterly right of way line of the Louisville and Nashville (Monon) Railroad; thence southeasterly, along said Southwesterly Railroad line being a curve concave to the Northeast and having a radius of 1942.62 feet, an arc length of 69.65 feet to the Southeast corner of said Lot 2; thence South 87 degrees 15 minutes 31 seconds West, along the South line of said Lot 2 a distance of 133.67 feet to the Southwest corner of said Lot 2; thence Northerly, along the Westerly line of said Lot 2, being a curve concave to the West and having a radius of 270.20 feet, an arc length of 36.31 feet to the point of beginning.

COMMONLY KNOWN AS: 1935 CHURCH ST, DYER, IN 46311

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

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

Dated this 20 day of September, 2011

James E. Peterson
JAMES E. PETERSON

STATE OF INDIANA
COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 20 day of September, 2011, personally appeared: JAMES E. PETERSON, 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

Signature

Resident of Lake County

Printed

ELIZABETH R. KINZIE
Lake County
My Commission Expires
May 9, 2017

Notary Public

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.

Return Deed To: GRANTEE
Grantee's street or rural route address: 1935 CHURCH ST, DYER, IN 46311
Send Tax Bills To: GRANTEE

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.

Elizabeth Kinzie
Signature of Preparer
Name of Preparer

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

SEP 29 2011

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

003477 16.00
cm
lr

COMMUNITY TITLE COMPANY
FILE NO 111567