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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2012 04-1808

2012 JUN 25 AM 10:42

MICHELLE R. FAJMAN
RECORDER

Rev. Form T-3
4/23/02

**TEMPORARY HIGHWAY EASEMENT GRANT
(GENERAL)**

TITLE ACQUIRED BY :

Special Warranty
2006 001210
1/10/06

Project: 0014210
Code: 4520
Parcel: 23
Page: 1 of 3

THIS INDENTURE WITNESSETH, That JJR REAL ESTATE, LLC, an Indiana Limited Liability Company

the Grantor(s), of Lake County, State of Indiana Grant(s) to the STATE OF INDIANA, the Grantee, for and in consideration of the sum of Seven Hundred Dollars and NO/100 (\$ 700.00) (of which said sum \$ 0.00 represents land improvements acquired and \$ 700.00 represents land temporarily encumbered and damages) and other valuable consideration, the receipt of which is hereby acknowledged, a temporary easement to enter upon and have possession of the Real Estate of the Grantor(s) for the purpose of Sign Removal which said work is incidental to the construction of the highway facility known as SR 152 and as Project 0014210, which said Real Estate situated in the County of Lake, State of Indiana, and which is more particularly described in the legal description(s) attached hereto as Exhibit "A" which is incorporated herein by reference, which said temporary easement shall be extinguished, become void and revert to the Grantor(s) and/or the Grantor(s) successor(s) in title upon the earlier completion of the said Project or three (3) years from the date of this temporary easement grant. The said extinguishment shall be evidenced by a release document which shall be executed and recorded by the Grantee at no cost to the Grantor(s) but failure to file does not prevent termination as otherwise permitted herein.

Interests in land acquired by the Indiana Department of Transportation
Grantee mailing address:
100 North Senate Avenue
Indianapolis, IN 46204-2219
I.C. 8-23-7-31

This Instrument Prepared By

Attorney at Law



NON-TAXABLE

JUN 22 2012

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

002596

AMOUNT \$ nc
CASH _____ CHARGE _____
CHECK # _____
OVERAGE _____
COPY _____
NON-COM _____
CLERK nc

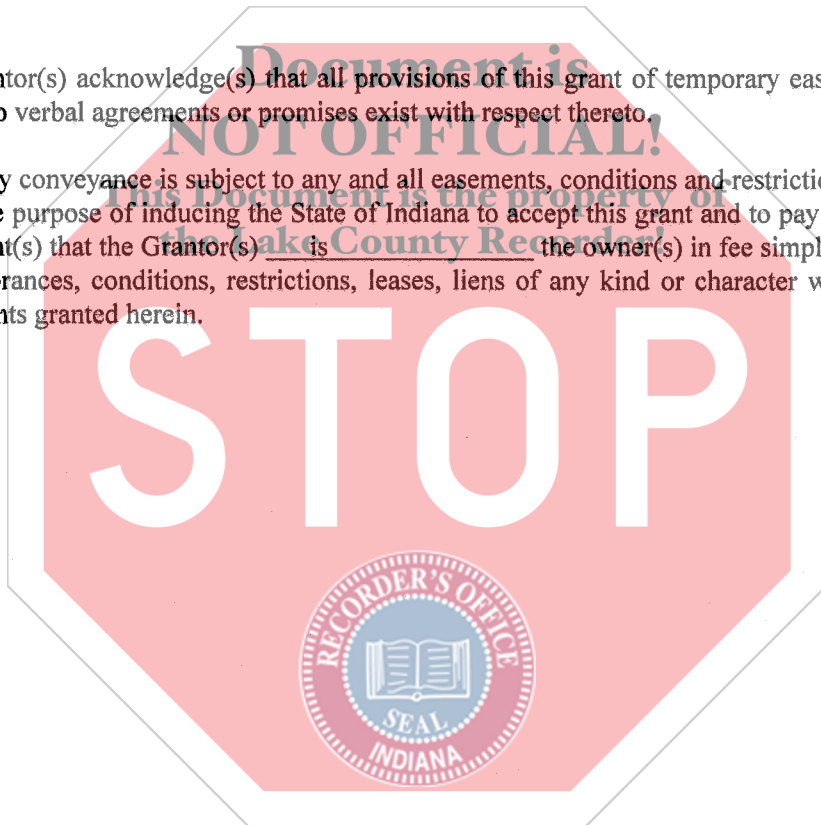
Project: 0014210
Code: 4520
Parcel: 2B
Page: 2 of 3

Any and all timber, shrubbery, fences, buildings and any other improvements situated within the area of the temporary easement granted herein shall become the property of the State of Indiana except:

None

The said Grantor(s) acknowledge(s) that all provisions of this grant of temporary easement are as stated and set forth herein and that no verbal agreements or promises exist with respect thereto.

This temporary conveyance is subject to any and all easements, conditions and restrictions of record. However, the said Grantor(s), for the purpose of inducing the State of Indiana to accept this grant and to pay the hereinbefore referenced consideration, represent(s) that the Grantor(s) is the owner(s) in fee simple of the Real Estate and that there exist no encumbrances, conditions, restrictions, leases, liens of any kind or character which would be inconsistent with the temporary rights granted herein.



Project: 0014210
Code: ~~4520~~ 4520
Parcel: 216
Page: 3 of 3

The undersigned represent and warrant that is the Manager of the Grantor; that the Grantor is a limited liability company validly existing in the State of its origin and, where required, in the State where the subject real estate is situated; that the Grantor has full company capacity to convey the real estate interest described; that pursuant to a resolution of the Members of the Grantor or the Operating Agreement of the Grantor they have full authority to execute and deliver this instrument on its behalf and that said authority has not been revoked; that they are therefore, fully authorized and empowered to convey to the State of Indiana real estate of the Grantor, and that on the date of execution of said conveyance instruments they had full authority to so act; and that all necessary company action for the making of this conveyance has been duly taken.

IN WITNESS WHEREOF, the said Grantor(s) has executed this instrument this 11th day of April, 2012

JJR REAL ESTATE, LLC, an Indiana Limited Liability Company

[Signature] (Seal) Signature (Seal)

By: Jerry Rosenstein - Manager Printed Name

STATE OF Indiana SS: This Document is the property of the Lake County Recorder!
COUNTY OF Lake

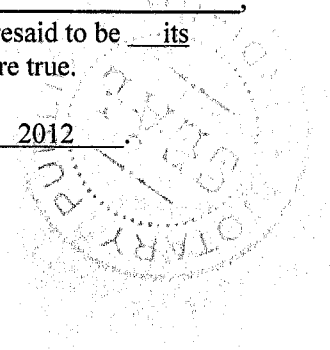
Before me, a Notary Public in and for said State and County, personally appeared JJR REAL ESTATE, LLC an Indiana Limited Liability Company By: Jerry Rosenstein-Manager the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be its voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

Witness my hand and Notarial Seal this 11 day of April, 2012

[Signature]
Signature
PATRICIA McNEW
Printed Name

My Commission expires 11-30-14

I am a resident of Lake County.



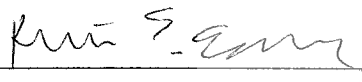
Code: 4520

Parcel: 2B

This instrument prepared by:

Kristen E. Edmundson
Deputy Attorney General
Attorney No. 25558-49
Office of the Attorney General
302 W. Washington St., 5th Floor
Indianapolis, IN 46204-2770

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.


Kristen E. Edmundson

Grantee's Mailing Address:
100 North Senate Avenue
Indianapolis, IN 46204-2219
I.C. 8-23-7-31



EXHIBIT "A"


Project: NH-N881 (008)
Parcel: 2B Temporary Right of Way for Sign Removal
Form: T-3

Sheet: 1 of 1
Code: 4520

A part of the North Half of the Northeast Quarter of the Southwest Quarter of Section 5, Township 36 North, Range 9 West, Lake County, Indiana, described as follows: Commencing at the northeast corner of said quarter section; thence South 89 degrees 37 minutes 24 seconds West 90.30 feet along the north line of said quarter section; thence South 0 degrees 24 minutes 29 seconds West 266.10 feet to the point of beginning of this description: thence continuing South 0 degrees 24 minutes 29 seconds West 55.00 feet; thence North 89 degrees 35 minutes 31 seconds West 45.00 feet; thence North 0 degrees 24 minutes 29 seconds East 55.00 feet; thence South 89 degrees 35 minutes 31 seconds East 45.00 feet to the point of beginning and containing 0.057 acres, more or less.

This description was prepared for the Indiana Department of Transportation by Butler, Fairman & Seufert, Inc.

Given this 9TH day of MARCH, 2011.


Jason N. McCort, L.S.
Registered Land Surveyor
State of Indiana, Surveyor No. 20300004

