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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

UTILITY EASEMENT

THIS INDENTURE, made this 6th day of September, 2012, by and between Chuen Leung, herein after referred to as "Grantor" and NORTHERN INDIANA PUBLIC SERVICE CO, "NIPSCO," a company organized and existing under the laws of the State of Indiana, having an office for the transaction of business at 801 E. 86th Avenue, Merrillville, Indiana, 46410, hereinafter referred to as "Grantee."

WITNESSETH

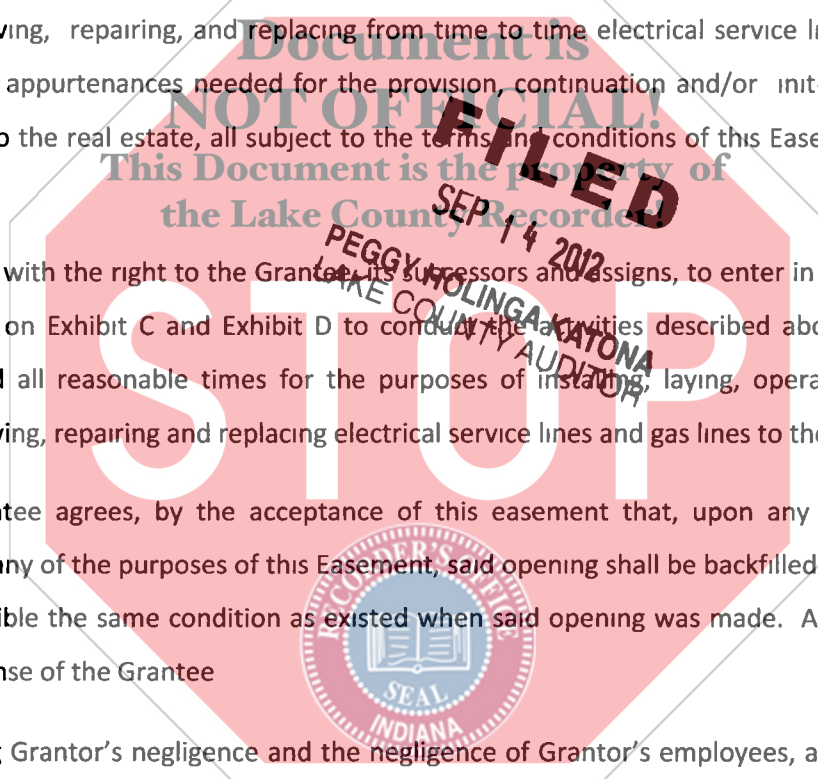
The Grantor, in consideration of the covenants and agreements hereinafter recited and the sum of one dollar (\$1.00) and other good and valuable consideration the receipt of which is hereby acknowledged, does hereby give, grant and convey unto the Grantee, its successors and assigns, a nonexclusive easement in, under, on, across and over the real estate of the Grantor, situated in Lake County, Indiana, more particularly described on Exhibit C and as shown on the sketch on Exhibit D, both attached hereto and made a part hereof, for the purpose of installing, laying, operating, maintaining, inspecting, removing, repairing, and replacing from time to time electrical service lines and gas lines, together with all appurtenances needed for the provision, continuation and/or initiation of electrical and gas service to the real estate, all subject to the terms and conditions of this Easement (the "Utility Easement")

Together with the right to the Grantee, its successors and assigns, to enter in and upon the real estate described on Exhibit C and Exhibit D to conduct the activities described above, Grantee shall enter at any and all reasonable times for the purposes of installing, laying, operating, maintaining, inspecting, removing, repairing and replacing electrical service lines and gas lines to the real estate.

The Grantee agrees, by the acceptance of this easement that, upon any opening made in connection with any of the purposes of this Easement, said opening shall be backfilled and resurfaced to as nearly as possible the same condition as existed when said opening was made. All such work to be done at the expense of the Grantee

Excepting Grantor's negligence and the negligence of Grantor's employees, agents, contractors and invitees, Grantee shall indemnify, hold harmless and defend at its cost, the Grantor, its successors and assigns, from any liability, damages, claims, and lawsuits that may arise as a result of the Easement and Grantee's activities thereon.

* In the event that Grantee damages Grantor's gas, water or other utilities lines, Grantor shall be solely responsible to repair + correct



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which shall be installed underground

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If, the Easement herein granted, or any part thereof, shall no longer be used or required by the Grantee, its successors or assigns, for the purpose for which the Easement was granted, the same shall terminate, and Grantee, its successors or assigns, shall execute and record such instrument as may then be provided by law to clear title to the property

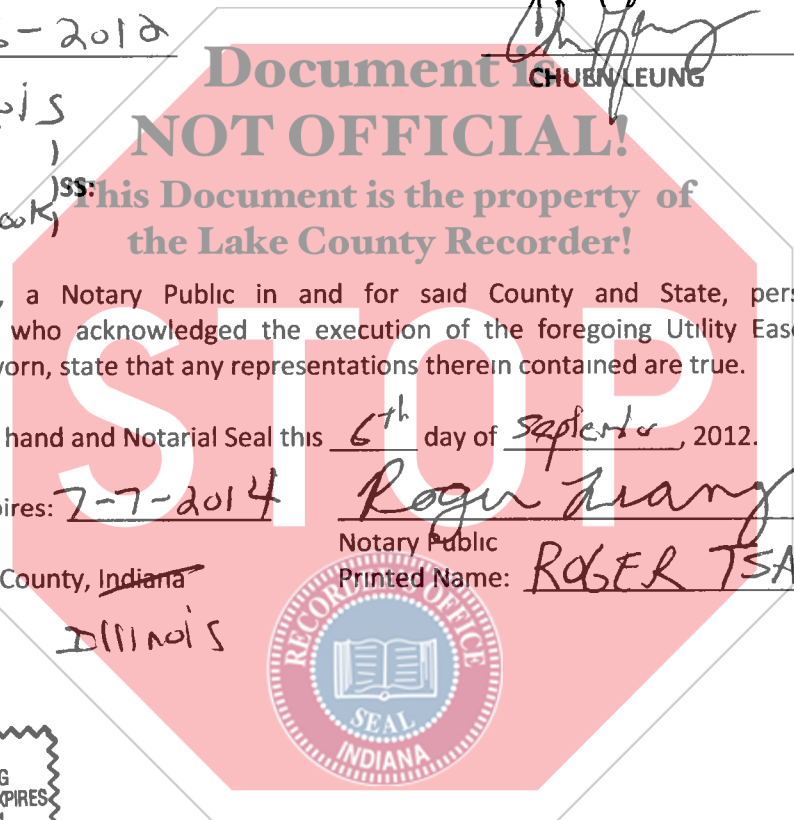
This Easement Agreement may be amended or modified at any time, but only in writing mutually agreed to, executed and acknowledged by Grantor and Grantee. All such amendments and modifications shall be duly recorded.

This Easement Agreement shall be construed in accordance with the laws of the State of Indiana and should any cause of action be filed arising under this Agreement, it shall be filed in the Superior Court of Lake County, in Lake County, Indiana.

IN WITNESS WHEREOF, the parties hereto have hereunto set their respective authorized signatures and this Agreement shall be effective as of the date of the last signature appended hereto.

DATE: 09-06-2012 Chuen Leung
CHUEN LEUNG

STATE OF ~~INDIANA~~ ILLINOIS
COUNTY OF ~~LAKE COOK~~ COOK

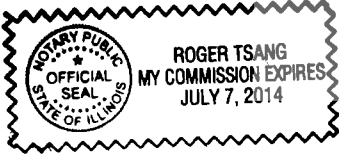


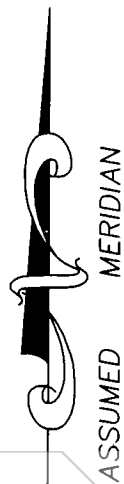
Before me, a Notary Public in and for said County and State, personally appeared Chuen Leung who acknowledged the execution of the foregoing Utility Easement, and who, having been duly sworn, state that any representations therein contained are true.

Witness my hand and Notarial Seal this 6th day of September, 2012.

My Commission expires: 7-7-2014 Roger Tsang
Notary Public

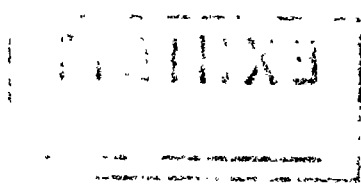
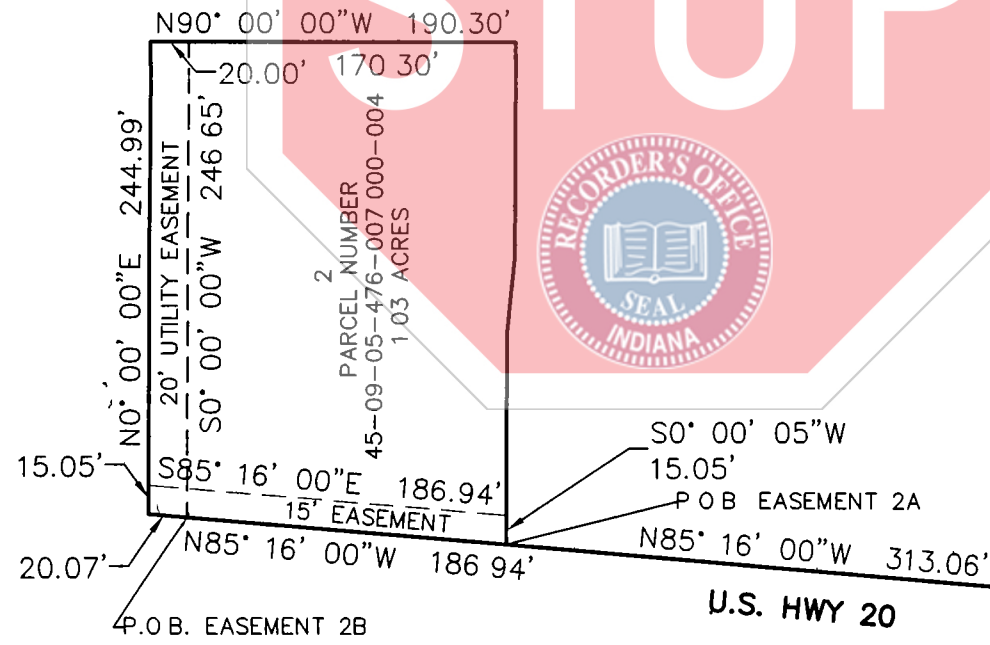
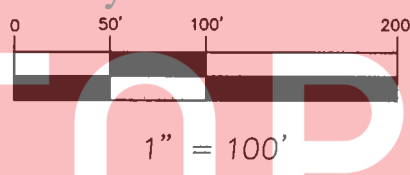
Resident of Cook County, ~~Indiana~~ Illinois
Printed Name: ROGER TSANG





EAST LINE OF SECTION 5-36-7

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SOUTHEAST CORNER
SOUTHEAST QUARTER
SECTION 5-36-7



UTILITY EASEMENTS 2A & 2B
LEUNGS, INC.
7900 MELTON ROAD
GARY, INDIANA



PROJECT G014-12046	DESIGN BY SWH
DATE 08/15/12	DRAWN BY SWH

Radtke And Associates, Inc
5821 North U.S. Hwy. 35, La Porte, IN 46350
Ph (219) 873 1100 Fax (219) 873-1006
Email info@radtkeandassociates.com

8/17/12

PROPERTY DESCRIPTIONS 7900 MELTON ROAD, GARY, INDIANA

PARCEL 2 UTILITY EASEMENT #2A:

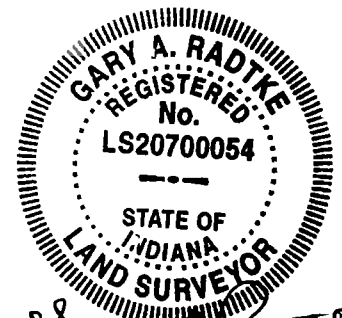
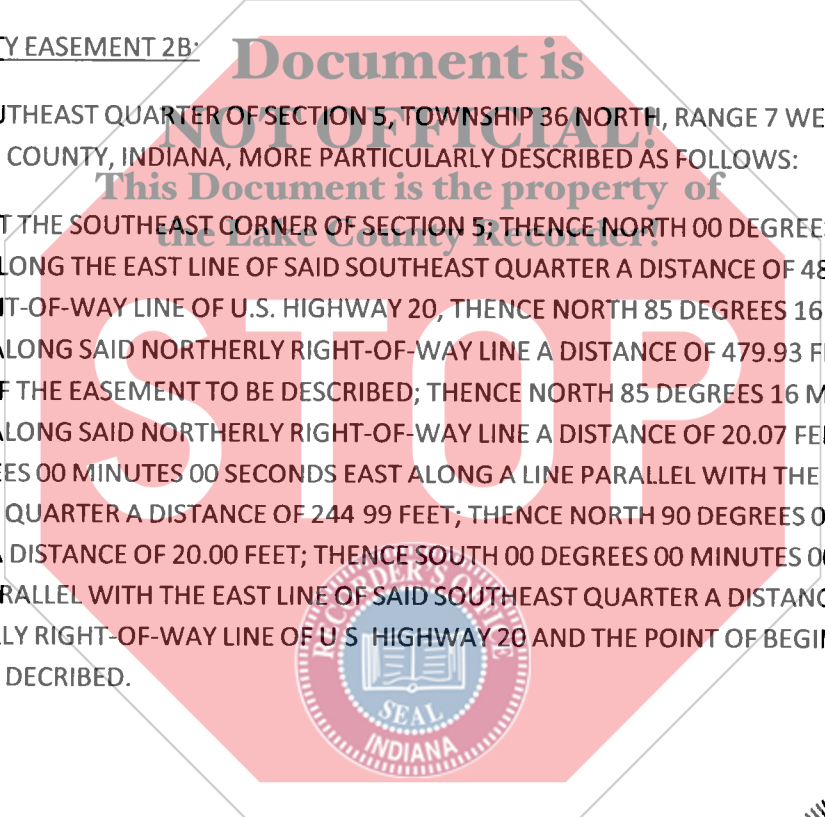
PART OF THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 36 NORTH, RANGE 7 WEST, CALUMET TOWNSHIP, LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 5; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 486.17 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 20, THENCE NORTH 85 DEGREES 16 MINUTES 00 SECONDS WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 313.06 FEET TO THE POINT OF BEGINNING OF THE EASEMENT TO BE DESCRIBED; THENCE NORTH 85 DEGREES 16 MINUTES 00 SECONDS WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 186.94 FEET, THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 15.05 FEET; THENCE SOUTH 85 DEGREES 16 MINUTES 00 SECONDS EAST A DISTANCE OF 186.94 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 15 05 FEET TO SAID NORTHERLY RIGHT-OF-WAY LINE AND THE POINT OF BEGINNING OF THE EASEMENT TO BE DESCRIBED

PARCEL 2 UTILITY EASEMENT 2B:

PART OF THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 36 NORTH, RANGE 7 WEST, CALUMET TOWNSHIP, LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 5; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 486.17 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 20, THENCE NORTH 85 DEGREES 16 MINUTES 00 SECONDS WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 479.93 FEET TO THE POINT OF BEGINNING OF THE EASEMENT TO BE DESCRIBED; THENCE NORTH 85 DEGREES 16 MINUTES 00 SECONDS WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 20.07 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 244 99 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST A DISTANCE OF 20.00 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 246 65 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 20 AND THE POINT OF BEGINNING OF THE EASEMENT TO BE DESCRIBED.



Gary A. Radtke
8/17/12