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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 027015

2013 APR 16 AM 10:38

MICHAEL E. BROWN
RECORDER

This instrument prepared by:

Robert C. Collins, Jr.
Attorney at Law
850 Burnham Avenue
Calumet City, IL 60409

Conke

Mail future tax bills to:

HAMMOND PORT AUTHORITY
701 Casino Center Dr.
Hammond, IN 46320

Mail this recorded instrument to:

Kevin C. Smith
Attorney at Law
9301 Calumet Avenue, Suite 1F
Munster, IN 46321

NON-TAXABLE
APR 15 2013

PEGGY HOLINGA KATON
LAKE COUNTY AUDITOR

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the Lake County Recorder
Conke 20/20/02

CHICAGO TITLE

This Indenture, made this 5 day of April, 2013, between RONALD L. CARTER as Trustee under the provision of a Deed or Deeds in Trust duly recorded and delivered to said Trustee in pursuance of a Trust Agreement dated the 29th day of June, 2005, and known as RONALD L. CARTER LIVING TRUST AGREEMENT, party of the first part, and HAMMOND PORT AUTHORITY of Hammond, Indiana, party of the second part.

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in County of Lake, State of Indiana, to wit:

A tract of land lying South of the Southerly right of way line of the 66 foot wide Indiana Harbor Belt Railroad, being a portion of the line of railroad known as Whiting Industrial Lead and identified as Line Code 9701 (the centerline of existing tract being 26.5 feet Northwesterly of the Southeasterly line shown, bounded and described in accordance with a Plat of Survey identified as Job Number 1296-89, dated November 1, 1989 and prepared by Gary P. Torrenga, the railroad was formerly the Chicago, Hammond and Western Railroad), said tract also lies East of the centerline of 80 foot wide Sheffield Avenue, lies West of the East line of Government Lot 4 in the Southeast Quarter of the Southeast Quarter of Section 12 and the Northeast Quarter of the Northeast Quarter of Section 13, both in Township 37 North, Range 10 West of the Second Principal Meridian and this line is down Calumet Avenue now built but formerly going through Lake George (1800's), said tract lies North a straight line that runs from a point on said East line of the Northeast Quarter of said Section 13 that is 673.51 feet South of the monument (brass plug) marking the Northeast corner of the Northeast Quarter of said Section 13, for a distance of 502.55 feet to a point in the centerline of said 80 foot wide Sheffield Avenue that is 749.66 feet South-Southwest of the Southeasterly line of aforesaid 66 foot wide Indiana Harbor Belt Railroad, measured on the centerline of said Sheffield Avenue; said tract is further described as beginning at a brass plug marking the Northeast corner of the Northeast Quarter of said Section 13 and thence South 673.51 feet; thence North 84 degrees 03 minutes 54 seconds West 502.55 feet; thence on the centerline of Sheffield Avenue on a bearing of North 14 degrees 22 minutes East 749.66 feet to the Southeasterly right of way line of said Indiana Harbor Belt Railroad; thence North 34 degrees 03 minutes 12 seconds East on said right of way line 563.52 feet to the

16.00
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East line of said Section 12 and Government Lot 4 which is Calumet Avenue; thence South on said East line 569.03 feet to the brass plug and the point of beginning, in the City of Hammond, North Township, Lake County, Indiana, EXCEPTING that portion of the land deeded to the State of Indiana, in Warranty Deed dated November 12, 2003 and recorded March 12, 2004 as Document No. 2004 021245, described as follows:

A part of the Northeast Quarter of Section 13, and a part of the Southeast Quarter of Section 12, all in Township 37 North, Range 10 West, Lake County, Indiana, and being that part of the grantors' land lying within the right-of-way, described as follows: Beginning at the Northeast corner of Section 13; thence South 0 degrees 30 minutes 16 seconds West 205.286 meters (673.51 feet) along the East line of said Section 13 to the Southeast corner of the grantors' land; thence North 83 degrees 33 minutes 23 seconds West 12.258 meters (40.22 feet) along the Southern line of the grantors' land to the West boundary of U.S. R. 41; thence North 0 degrees 30 minutes 16 seconds East 204.014 meters (669.34 feet) along the boundary of said U.S. R. 41; thence North 0 degrees 28 minutes 31 seconds East 155.392 meters (509.82 feet) along said boundary to the Southeastern line of the right-of-way of the (former) Indiana Harbor Belt Railroad; thence North 34 degrees 31 minutes 24 seconds East 21.776 meters (71.44 feet) along said Southeastern line to the East line of said Section 12; thence South 0 degrees 28 minutes 31 seconds West 173.437 meters (569.02 feet) along said East line to the point of beginning.

Permanent Index Number(s): 45-02-13-200-031.000-023 (Old Key No. 26-37-104-2)

Property Address: 2600 Calumet Avenue, Hammond, IN 46320

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2012 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and behold forever of said party of the second part.

This Deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said Deed or Deeds in Trust delivered to said Trustee in pursuance of the Trust Agreement above mentioned. This Deed is made subject to the lien of every Trust or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Ronald L. Carter
RONALD L. CARTER, TRUSTEE

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security Number in this document unless required by law.

Edette Collins Date: 04/05/13

STATE OF INDIANA)
) SS
COUNTY OF LAKE)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that RONALD L. CARTER, as Trustee(s) aforesaid, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trustee, appeared before me this day in person and acknowledged that he signed and delivered said instrument as his free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 5th day of APRIL, 2013.

Jacalyn L. Smith
Notary Public

JACALYN L. SMITH
Lake County
My Commission Expires
December 8, 2015

