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2013 029070

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2013 APR 24 AM 9:07

MICHAEL B. BROWN  
RECORDER

Return To:  
CT LIEN SOLUTIONS  
PO BOX 29071  
GLENDALE, CA 91209-9071  
Phone #: 800-331-3282

**RELEASE OF MORTGAGE**



**BANK OF AMERICA, N.A.** current holder of a certain Mortgage executed by **WALTER J. COTTON, III**, as Mortgagor, to **BANK OF AMERICA, N.A.**, as Mortgagee, dated **07/30/2010**, and filed for record **08/05/2010**, as Instrument No: **2010045167**, in the office of the Recorder of **Lake County, Indiana**, and secured upon:  
**Description/Additional information: SEE ATTACHED EXHIBIT A.**  
**Property Address: 641 JOLIET ST, DYER, IN, 46311**  
hereby certifies that the Mortgage is, with the indebtedness thereby secured, fully paid and satisfied.


Lender:  
**BANK OF AMERICA, N.A.**

  
By: **Lynn J. Baker**  
Its: **Vice President**

**STATE OF CONNECTICUT, FARMINGTON TOWN**

On **April 18, 2013** before me, the undersigned, a notary public in and for said state, personally appeared **Lynn J. Baker, Vice President of BANK OF AMERICA, N.A.** personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



  
Notary Public **Lynn Jalbert**

  
**LYNN JALBERT**  
Notary Public, State of Connecticut  
My Commission Expires Nov. 30, 2015

Commission Expires: **11/30/2015**

This instrument was prepared by:  
**BANK OF AMERICA CB OPS F CATHY KAISER**  
**70 BATTERSON PARK RD CT2-515-BB-11**  
**FARMINGTON, CT 06032**

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.

  
**Lynn J. Baker**

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4589156 E  
pp

**EXHIBIT A TO MORTGAGE**

Exhibit A to MORTGAGE dated as of July 30, 2010, given by Walter J. Cotton, III as "Mortgagor" to Bank of America, N.A., a national banking association, as "Mortgagee."

**Description of Property**

**PARCEL 1** Lots 1 and 2, Dyer Auto Auction Addition, to the Town of Dyer, as shown in Plat Book 63, page 4, in Lake County, Indiana, excepting therefrom that part of Lot 1 in Dyer Auto Auction Addition, to the Town of Dyer, as shown in Plat Book 63, page 4, which was deeded to the State of Indiana for highway purposes by Warranty Deed dated March 16, 1992 and recorded May 11, 1993, as Document No 93030254 and more particularly described as follows. Beginning at the Southwest corner of said lot, which corner is on the Northern boundary of U.S. 30, thence North 1 degree 59 minutes 15 seconds West 16 08 feet along the west line of said lot; thence Southeasterly 353.42 feet along an arc to the left and having a radius of 5,674 58 feet and subtended by a long chord having a bearing of South 84 degrees 20 minutes 02 seconds East and a length of 353 86 feet; thence South 36 degrees 07 minutes 50 seconds East 12.10 feet; thence North 38 degrees 41 minutes 35 seconds East 36.54 feet to the East line of said lot, thence South 2 degrees 57 minutes 16 seconds East 35.25 feet along said East line to the Southeast corner of said lot, thence North 86 degrees 07 minutes 05 seconds West 388.70 feet along the Southern line of said lot to the point of beginning

**PARCEL 2** A parcel of land lying in the Southeast Quarter and the Northeast Quarter of the Southwest Quarter of the Southeast Quarter of Section 12, Township 35 North, Range 10, West of the Second Principal Meridian and being more particularly described as follows. Commencing at the Northeast corner of said Quarter Quarter Section; thence North 89 degrees 03 minutes 29 seconds West, at right angles with the East line of the Southeast Quarter of the Southwest Quarter of the Southeast Quarter of said Section 12, a distance of 278 feet, thence South 00 degrees 56 minutes 31 seconds West, along the West line of a 5 acre tract as described in Deed Record 700, page 507, a distance of 262.95 feet to a point on the Easterly right-of-way line of the Elgin, Joliet and Eastern Railroad spur track; thence Northerly on a curve concave to the East and having a radius of 666 78 feet, an arc distance of 617 11 feet to a point on the most Westerly corner of Lot 2, in Dyer Auto Auction Addition to the Town of Dyer, as per plat thereof, recorded in Plat Book 63, page 4, in the Office of the Recorder of Lake County, Indiana, thence South 89 degrees 18 Minutes 55 seconds East, along said subdivision, a distance of 342.96 feet, thence South 00 degrees 56 minutes 31 seconds West, along the West line of said subdivision, a distance of 330.34 feet to the point of beginning, in Lake County, Indiana

**PARCEL 3.** A part of the Southwest Quarter of the Southeast Quarter of Section 12 and part of the Northwest Quarter of the Northeast Quarter of Section 13, Township 35 North, Range 10, West of the Second Principal Meridian, commencing at the intersection of the centerline of Joliet Road and the East line of the Northwest Quarter of the Northeast Quarter of said Section 13, running thence North to the Northeast corner of the Southeast Quarter of the Southwest Quarter of the Southeast Quarter of said Section 12; ~~thence West at right angles to the East line of the Southwest Quarter of the Southeast Quarter of said Section 12~~ thence West at right angles to the East line of said Section 12, far enough to make 5 acres in the tract herein described, thence South to the centerline of the Joliet Road, thence excepting however, the rights-of-way of the L.N.A. and C.R.R. Co (now known as Monon Railroad) and the E.J. and E.R.R. Co, in the Town of Dyer, Lake County, Indiana, and EXCEPTING FURTHER THEREFROM THE FOLLOWING PARCEL OF LAND: A part of the Southwest Quarter of the Southeast

Quarter of Section 12, and part of the Northwest Quarter of the Northeast Quarter of Section 13, all in Township 35 North, Range 10, West of the Second Principal Meridian, commencing at the intersection of the centerline of Joliet Road (U.S 30) and the East line of the Northwest Quarter of the Northeast Quarter of said Section 13, running thence North along the last said East line 1.6 feet, more or less, to the Southwesterly right-of-way line of the L.N.A. and C.R.R. Co (Monon Railroad), thence Northwesterly along the last said right-of-way line 464.65 feet, more or less, to the West line of the Five (5) acre tract described in Deed to Edward J. Burke and Mildred I. Burke, husband and wife, in Deed Record 700, page 507; thence South along the last said West line 310.85 feet, more or less, to the centerline of Joliet Road U.S. No 30), thence Southeasterly along a curve convex to the Southwest with a radius of 650 rods, a distance of 286.20 feet, more or less, to the point of beginning, in Lake County, Indiana

**PARCEL 4:** All that part of the Northwest Quarter of the Southeast Quarter and the Southwest Quarter of the Southeast Quarter of Section 12, Township 35 North, Range 10, West of the Second Principal Meridian, in Lake County, Indiana, lying South of the South right-of-way line of the E.J. and E. Railroad, East of the Northeasterly right-of-way line of the Monon Railroad, and East of the centerline of Plum Creek (also known as Hart Ditch) and West of the Westerly right-of-way line of the E.J. and E. Railroad "Y" in the Town of Dyer, in Lake County, Indiana, EXCEPTING THEREFROM any part thereof lying within that certain real estate contained in deed recorded in Deed Record 173, page 330, in Lake County, Indiana

**PARCEL 5.** Lot 3, in Cheker Industrial Park, an Addition to the Town of Dyer, as per plat thereof, recorded in Plat Book 50, page 94, in the Office of the Recorder of Lake County, Indiana.

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