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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2013 055353

2013 JUL 30 AM 9:46

MICHAEL B. BROWN  
RECORDER

MAIL TAX-BILLS TO:  
6305 West 245<sup>th</sup> Avenue  
Lowell, Indiana 46356

DUP NO.: 45-27-01-101-001.000-007 and  
45-27-01-101-004.000-007

**DEED IN TRUST**

THIS INDENTURE WITNESSETH, that the Grantors, Barbara R. Starr, of Lake County, Indiana, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, conveys and warrants to Barbara R. Starr Trust dated February 23, 2000 the following described real estate in Lake County, Indiana, to wit:

SEE ATTACHED SHEET FOR LEGAL DESCRIPTION

Commonly known as:

Grantees address: 6305 West 245<sup>th</sup> Avenue, Lowell, Indiana 46356

to have and to hold the said real estate with all improvements, upon the trusts, and for the uses and purposes set forth herein and in the Trust Agreement. The Grantor further reserves a Life Estate in and to said Property.

The Trustee shall have full power and authority as the Trustee, to improve, manage, protect and subdivide the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to re-subdivide the real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey the real estate or any part thereof to a successor or successors in trust and to grant to the successor or successors in trust all of the title, estate, powers and authorities vested in the Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber the real estate, or any part thereof, to lease the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise, the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to renew leases and options to purchase the whole or any part of the reversion, to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange the real estate, or any part thereof, for other real or personal property, to grant easements or changes of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with the Trustee or any successor in trust, in relation to the real estate, or to whom the real estate or any part there shall be conveyed, contracted to be sold, leased or mortgaged by the Trustee, or any successor in trust, be obligated to see to the application of any purchase money, rent or money borrowed or advanced on the real estate, or be obliged to see that the terms of this Trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust Agreement, and every deed, trust deed, mortgage, lease or other instrument executed by the Trustee, or any successor in trust in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof, the Trust created by this Indenture and by the Trust Agreement was in full force and effect, (b) that the conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in the Trust Agreement or in all amendments thereof, if any, and is binding upon all beneficiaries thereunder, (c) that the Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that the successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

NORTHWEST INDIANA TITLE & ESTATE SERVICES  
162 WASHINGTON STREET  
LOWELL, INDIANA 46356  
217-874-0100

JUL 30 2013  
PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

004587

AMOUNT \$ 20  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 1337  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK CB



## LEGAL DESCRIPTION

### PARCEL 1:

PART OF THE FRACTIONAL  $\frac{1}{2}$  OF THE NORTHWEST  $\frac{1}{4}$  (EXCEPT THE EAST 1550.93 FEET) OF SECTION 1, TOWNSHIP 31 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> P.M. DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER THEREOF; THENCE SOUTH ALONG THE EAST LINE THEREOF 170 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 733.91 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE THEREOF 385.5 FEET; THENCE NORTH PARALLEL WITH THE EAST LINE THEREOF 733.91 FEET; THENCE EAST PARALLEL WITH SAID NORTH LINE 385.5 FEET TO THE POINT OF BEGINNING, EXCEPT THE NORTH 400 FEET BY PARALLEL LINES, IN LAKE COUNTY, INDIANA.

### PARCEL 2:

PART OF THE FRACTIONAL  $\frac{1}{2}$  OF THE NORTHWEST  $\frac{1}{4}$  (EXCEPT THE EAST 1550.93 FEET) OF SECTION 1, TOWNSHIP 31 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> P.M. DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER THEREOF; THENCE EAST ALONG THE NORTH LINE THEREOF 385.5 FEET TO THE POINT OF BEGINNING; THENCE SOUTH PARALLEL WITH THE EAST LINE THEREOF 224 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE THEREOF 354.67 FEET; THENCE NORTH PARALLEL WITH THE EAST LINE THEREOF 224 FEET THENCE EAST ALONG SAID NORTH LINE 354.67 FEET TO THE POINT OF BEGINNING, IN LAKE COUNTY, INDIANA.

### PARCEL 3:

PART OF THE FRACTIONAL  $\frac{1}{2}$  OF THE NORTHWEST  $\frac{1}{4}$  (EXCEPT THE EAST 1550.93 FEET) OF SECTION 1, TOWNSHIP 31 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> P.M. DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER THEREOF; THENCE EAST ALONG THE NORTH LINE THEREOF 740.17 FEET TO THE POINT OF BEGINNING; THENCE SOUTH PARALLEL WITH THE EAST LINE THEREOF 224 FEET; THENCE EAST PARALLEL WITH THE NORTH LINE THEREOF 354.67 FEET; THENCE SOUTH PARALLEL WITH EAST LINE THEREOF 679.91 FEET; THENCE EAST PARALLEL WITH THE NORTH LINE THEREOF 385.5 FEET TO SAID EAST LINE; THENCE SOUTH ALONG SAID EAST LINE 292.89 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE WEST ALONG THE SOUTH LINE THEREOF 1145.45 FEET TO THE WEST LINE THEREOF; THENCE NORTH ALONG SAID WEST LINE 1196.8 FEET TO THE NORTHWEST CORNER THEREOF; THENCE EAST ALONG SAID NORTH LINE 405 FEET TO THE POINT OF BEGINNING, IN LAKE COUNTY, INDIANA.