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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2014 048115

2014 AUG 11 PM 12:34

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MICHAEL B. BROWN  
RECORDER

MEMORANDUM OF REAL ESTATE CONTRACT

THIS INSTRUMENT, dated this 9 day of August, 2014, is to certify that a Contract for Conditional Sale of Real Estate was entered into on the 9 day of August, 2014, by and between STEVEN T. STRONG, of Lake County, Indiana, hereinafter referred to as "SELLER", and APOSTOLICS OF LOWELL, INCORPORATED, an Indiana not-for-profit Corporation, of Lake County, Indiana, hereinafter referred to as "BUYER".

The real estate being sold and purchased is located in Lake County, Indiana, and is described as:

See Attached Exhibit "A"

The Real Estate Contract provides that the BUYER shall be responsible for all current and future real property taxes.

The parties have agreed that by entering into this Contract for Conditional Sale of Real Estate, any and all prior Lease Agreements and/or Contracts for Conditional Sale of Real Estate are hereby void and said Agreements and/or Contracts are terminated in their entirety.

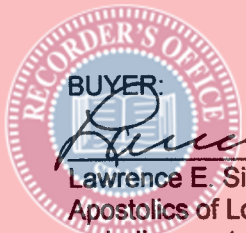
This Memorandum of Real Estate Contract is being voluntarily executed by the above referred to BUYER and SELLER for the purpose of placing the BUYER'S right, title and interest of record in the Office of the Recorder of Lake County, Indiana.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals on the day and date first written above.

SELLER:

Steven T. Strong  
Steven T. Strong

BUYER:



Lawrence E. Simnick  
Lawrence E. Simnick, Trustee  
Apostolics of Lowell, Incorporated,  
an Indiana not-for-profit Corporation, Buyer

Jamilla Simnick  
Jamilla Simnick, Trustee  
Apostolics of Lowell, Incorporated,  
an Indiana not-for-profit Corporation, Buyer

Mario Mariusz Roguski  
Mario Mariusz Roguski, Trustee  
Apostolics of Lowell, Incorporated,  
an Indiana not-for-profit Corporation, Buyer

**FILED**  
AUG 11 2014

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

17.1  
CASH  
BY

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

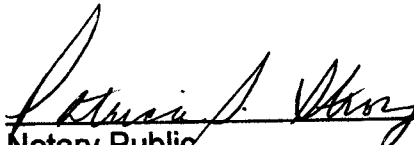
By: [Signature]

32916

STATE OF INDIANA )  
 ) SS:  
COUNTY OF LAKE )

Before me, a Notary Public, in and for said County and State, this 9 day of August, 2014, personally appeared Steven T. Strong and acknowledged the execution of the above and foregoing Memorandum of Real Estate Contract to be his free and voluntary act.

WITNESS my hand and notarial seal.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: 3-1-16  
County of Residence: Lake County Indiana

STATE OF INDIANA )  
 ) SS:  
COUNTY OF LAKE )

**Document is NOT OFFICIAL!**  
**This Document is the property of the Lake County Recorder!**

Before me, a Notary Public, in and for said County and State, this 9 day of August, 2014, personally appeared Lawrence E. Simnick, Jarmila Simnick and Mario Mariusz Roguski, as Trustees of APOSTOLICS OF LOWELL, INCORPORATED, an Indiana not-for-profit Corporation, and acknowledged the execution of the above and foregoing Memorandum of Real Estate Contract to be their free and voluntary act.

WITNESS my hand and notarial seal.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: 3-1-16  
County of Residence: Lake County Indiana

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. Gerold L. Stout

This Instrument Prepared By:

HOEPPNER WAGNER & EVANS LLP, 1000 E. 80<sup>th</sup> Pl., 6<sup>th</sup> Fl. South Tower, Merrillville, IN 46410 (219-769-6552)

**LEGAL DESCRIPTION**

**11102 W. 181st Avenue  
Lowell, IN 46356**

The South 232.53 feet as measured along the property line of the following described parcel:

Part of the Southwest Quarter of the Southwest Quarter of Section 21, Township 33 North, Range 9 West of the Second Principal Meridian, in Lake County, Indiana, described as follows: Beginning at the Southwest corner of Section 21; thence East, along the South line thereof, 425.45 feet to the point of beginning of the tract herein described; thence North with an angle (Measured from West to North) of 88 degrees 42 minutes 30 seconds, a distance of 522 feet; thence East with an internal angle of 88 degrees 42 minutes 30 seconds, a distance of 166 feet; thence South with an internal angle of 91 degrees 17 minutes 30 seconds, a distance of 522 feet; thence West with an internal angle of 88 degrees 42 minutes 30 seconds, a distance of 166 feet to the point of beginning.

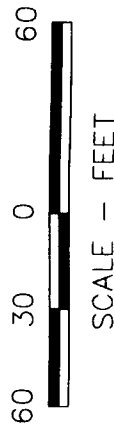


**EXHIBIT "A"**

NORTH



# Plat of Survey



## Surveyor's Report

In accordance with Title 865 of the Indiana Administrative Code, Article 1, Rule 12, Section 12, the surveyor shall report his opinions of the causes and amounts of any positional uncertainty in the lines and corners found or established in any original or retracement survey resulting from the following:

- A) Availability and condition of reference monuments:
  - As shown
  - Occupation or possession lines:
  - As shown
- B) Clarity or ambiguity of the record description used and/or adjoiners descriptions:
  - None
- C) Ambiguities and discrepancies in the locations of structures:
  - None
- D) Theoretical uncertainty of measurements:
  - This survey was performed in accordance with the specifications for an urban survey as defined under 865 IAC 1-12-7-D & such that the theoretical uncertainty of any corner position shall be within the limits of 0.07 feet (21 millimeters) plus 50 parts per million.

## Record Documents

- A. Tior Title Policy #920053125
- B. Warranty Deed Order #920053125
- C. S & H Plat of Survey File #19286POS Dated 11/21/05

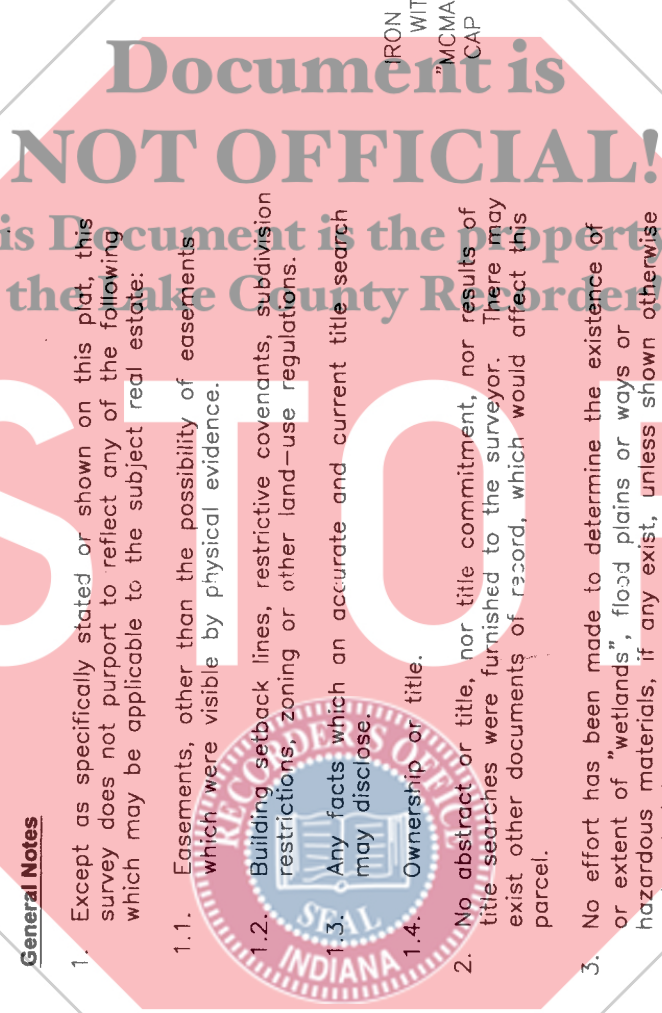
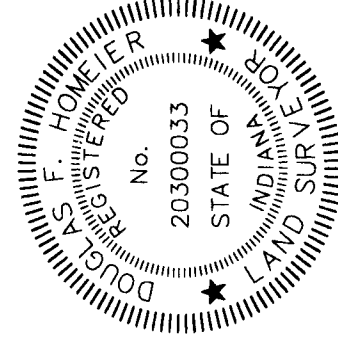
## Certification

I, Douglas F. Homeier, a Registered Professional Land Surveyor in the State of Indiana, do hereby certify that the above is believed to be a true and correct plat and description of a survey prepared under my supervision in accordance with Title 865, Article 1, Chapter 12, Sections 1 through 41 of the Indiana Administrative Code ("Rule 12").

Given under my hand and seal this 9<sup>th</sup> day of May, 2014

*Douglas F. Homeier*

Douglas F. Homeier, Registered Land Surveyor #20300033



## General Notes

1. Except as specifically stated or shown on this plat, this survey does not purport to reflect any of the following which may be applicable to the subject real estate:
  - 1.1. Easements, other than the possibility of easements which were visible by physical evidence.
  - 1.2. Building setback lines, restrictive covenants, subdivision restrictions, zoning or other land-use regulations.
  - 1.3. Any facts which an accurate and current title search may disclose.
  - 1.4. Ownership or title.
2. No abstract or title, nor title commitment, nor results of title searches were furnished to the surveyor. There may exist other documents of record, which would affect this parcel.
3. No effort has been made to determine the existence of or extent of "wetlands", flood plains or ways or hazardous materials, if any exist, unless shown otherwise and noted hereon. All improvements shown were visible and above ground. No excavations, probings, etc. were made during the progress of this survey for any buried or non-visible utilities/structures.

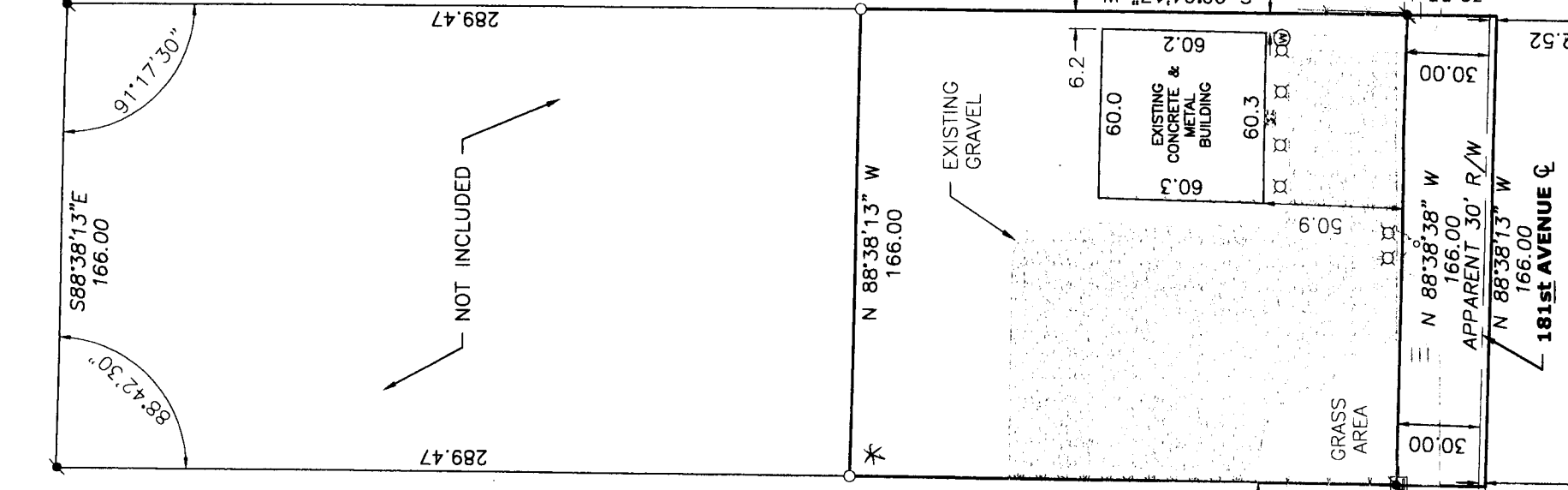
**Property Address**  
11102 West 181<sup>st</sup> Avenue, Lowell, Indiana 46356

**Legal Description**  
The South 232.53 feet as measured along the property line of the following described parcel;

Part of the Southwest Quarter of the Southwest Quarter of Section 21, Township 33 North, Range 9 West of the Second Principal Meridian, in Lake County, Indiana, described as follows: Beginning at the Southwest corner of Section 21; thence East, along the South line thereof, 425.45 feet to the point of beginning of the tract herein described; thence North with an angle (Measured from West to North) of 88 degrees 42 minutes 30 seconds, a distance of 522 feet; thence East with an internal angle of 88 degrees 42 minutes 30 seconds, a distance of 166 feet; thence South with an internal angle of 91 degrees 17 minutes 30 seconds, a distance of 522 feet; thence West with an internal angle of 88 degrees 42 minutes 30 seconds, a distance of 166 feet to the point of beginning.

IRON PIPE FOUND  
0.27 E  
0.38 S

IRON BAR WITH "S&H" CAP FOUND



**McMAHON**  
952 South State Road 2  
Valparaiso, Indiana 46355  
Tel: (219) 463-7743 Fax: (219) 464-4248  
mcm@mcmgrp-in.com

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NO.	DATE	REVISION

11102 West 181<sup>st</sup> Avenue, Lowell, Indiana 46356  
Section 21, Township 33 North, Range 9 West  
Plat of Survey

DESIGNED: KMC  
DRAWN: KMC  
PROJECT NO: S0579-54-0158.00  
DATE: 05/09/2014  
SHEET NO: C1.0