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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2014 049199

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MICHAEL S. BROWN  
RECORDER

Parcel No.: 45-16-06-254-015.000-042

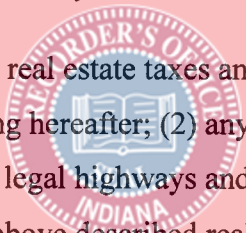
### TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, that JAMES W. PETERS, as Successor Trustee of the Testamentary Trust under the Last Will and Testament of Warren E. Peters dated October 30, 2003 ("Grantor"), CONVEYS to MARIA HORVATH ("Grantee"), in consideration of Ten and no/100 Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, Indiana, to-wit:

PART OF LOT 4, WHITE HAWK COUNTRY CLUB, PHASE TWO, AN ADDITION TO THE CITY OF CROWN POINT, LAKE COUNTY, INDIANA, AS RECORDED IN PLAT BOOK 83, PAGE 59 IN THE OFFICE OF THE RECORDER, LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 4; THENCE NORTH DEGREES 24 MINUTES 02 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 4, A DISTANCE OF 62.40 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID WEST LINE, A DISTANCE OF 47.60 FEET; THENCE SOUTH 89 DEGREES 35 MINUTES 58 SECONDS EAST, A DISTANCE OF 115.00 FEET; THENCE SOUTH 00 DEGREES 24 MINUTES 02 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 4, A DISTANCE OF 52.12 FEET; THENCE NORTH 87 DEGREES 20 MINUTES 49 SECONDS WEST, A DISTANCE OF 115.09 FEET TO THE POINT OF BEGINNING, ALL IN THE CITY OF CROWN POINT, LAKE COUNTY, INDIANA

Commonly Known As: 1040 B Easy Street, Crown Point, IN 46307

**Subject to the following:** (1) Current real estate taxes and assessments not delinquent and all real estate taxes and assessments arising hereafter; (2) any and all easements, covenants, restrictions, conditions, rights-of-way, legal highways and other matters of record; (3) zoning and building ordinances affecting the above described real estate; (4) and any and all matters which would be disclosed by a current and accurate survey of the real estate.



DUEY ENTERED FOR TRANSACTIONS  
FINAL ACCEPTANCE FOR TRANSFER

AUG 13 2014

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

25658

#18  
CT  
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This Deed is executed pursuant to, and in the exercise of, the power and authority granted to and vested in the said Successor Trustee by the terms of the trust agreement under which title to the above-described real estate is held.

IN WITNESS WHEREOF, James W. Peters, as Successor Trustee of the Testamentary Trust under the Last Will and Testament of Warren E. Peters dated October 30, 2003, has caused this Deed to be executed on the date indicated herein.

Date: 7-15-14

*James W. Peters, as Successor Trustee*  
JAMES W. PETERS, as Successor Trustee of the Testamentary Trust under the Last Will and Testament of Warren E. Peters dated October 30, 2003

STATE OF INDIANA )  
COUNTY OF LAKE )

SS:

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

Before me, the undersigned, a Notary Public in and for said County and State, this 15<sup>th</sup> day of July, 2014, personally appeared James W. Peters, as Successor Trustee of the Testamentary Trust under the Last Will and Testament of Warren E. Peters dated October 30, 2003, and not individually, and acknowledged the execution of the foregoing instrument as his free and voluntary act, as Trustee, for and on behalf of said Trust.

CORIE KALE  
Lake County  
My Commission Expires  
August 31, 2017

*[Signature]*  
Notary Public

This instrument prepared by:

Laura L. Rybicki (Atty. No. #21389-45)  
Dugan, Repay & Rybicki, P.C.  
7880 Wicker Avenue, Suite 101, St. John, IN 46373

Grantee's Address and Mail Tax Bills to:  
Maria Horvath  
1040 B Easy Street  
Crown Point, IN 46307

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.

Laura L. Rybicki