

Mail Tax Bills To:
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Lake Oswego, Oregon 97035

2014 079876

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 DEC 16 AM 10:03

45-16 MICHAEL 383 001-000-042
RECORDER

Date: December 9, 2014

CORPORATE DEED

Columbia Development Company, LLC, a limited liability company organized and existing under the laws of the State of Indiana ("Grantor"), **CONVEYS AND WARRANTS** to: **USA Regrowth Fund LLC, an Oregon LLC** (the "Grantee"), in consideration of Ten and 00/100 Dollars (\$10.00) and other valuable consideration the receipt of which is hereby acknowledged, the following described real estate (the "Real Estate") in Lake County, in the State of **Indiana**, to-wit:

A part of the East Half of the Southwest Quarter of Section 5, Township 34 North, Range 8 West of the 2nd P.M., described as follows: Commencing 100 feet North of the Northwest corner of a tract of land deeded by Charles and Sophia Jones to Adna and Pheba Ann Sanger, January 10, 1833, and recorded in Deed Record 62 Page 422 and running thence North 90 feet to the center line of Goldsborough Street; thence East 150 feet; thence South 90 feet; thence West 150 feet to the point of beginning, in the City of Crown Point, in Lake County, Indiana.

Commonly known as: 416 North Court Street, Crown Point, Indiana 46307

SUBJECT TO:

1. All taxes and special assessments now due and payable and those due and payable after this date.
2. Zone and building Laws and Ordinances and amendments thereto.
3. Easements, if any, restrictions, conditions, reservations, and covenants appearing in any deed or other instrument of record

TO HAVE AND TO HOLD the Real Estate to Grantee and Grantee's successors and assigns forever. Grantor covenants and warrants that the Real Estate is free of any encumbrance made or suffered by the Grantor, and that Grantor and Grantor's successors shall warrant and defend the same to Grantee and Grantee's successors and assigns forever, against the lawful claims and demands of all persons claiming by, through or under the Grantor, but against none other.

The Grantor certifies that there is no Indiana Gross Income Tax due by reason of this conveyance.

The undersigned person(s) executing this deed represent(s) and certify (certifies), on behalf of the Grantor, that (each of) the undersigned is a duly elected officer of the Grantor and has been fully empowered by proper resolution, or the operating agreement of the Grantor, to execute and deliver this deed; that the Grantor is a limited liability company in good standing in the state of its origin and, where required, in the State where the subject Real Estate is situated; that the Grantor has full capacity to convey the Real Estate described, and that all necessary action for the making of this conveyance has been duly taken.

IN WITNESS WHEREOF, GRANTOR has caused this deed dated December 9, 2014 to be signed by me, PEGGY HOLINGA KATONA, Auditor of Lake County, Indiana.

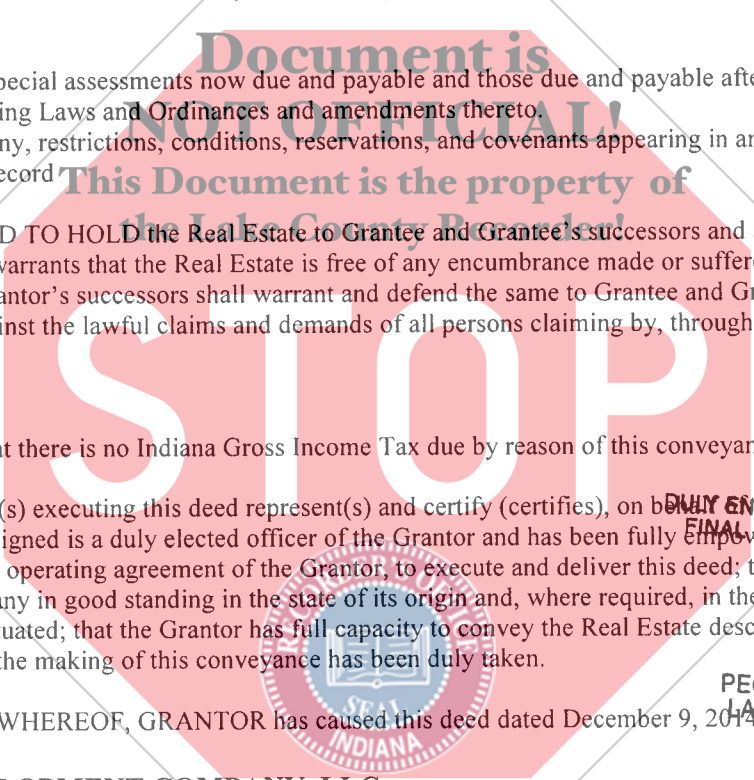
COLUMBIA DEVELOPMENT COMPANY, LLC

By: Todd M. Scheub, Pres
Todd M. Scheub - President

By: Daniel W. Moser
Daniel W. Moser - Secretary

HOLD FOR MERIDIAN TITLE CORP #14-41221

05651



DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER
DEC 17 2014

H
mt
AD

STATE OF INDIANA)
)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared:

Todd M. Scheub and Daniel W. Moser, President and Secretary, respectively, of Columbia Development Company, LLC, an Indiana limited liability company, who acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS my hand and Notary Seal this 9th day of December , 2014.

My Commission Expires: 06-13-2015

Resident of Lake County

Michelle Manchak
Notary Printed Name

Michelle Manchak
Notary Signature

This Instrument was prepared by:

Leane E. Cerven, Attorney at Law
9204 Columbia Avenue
Munster, Indiana 46321

"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." Leane E. Cerven

