

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2014 083652

2014 DEC 30 AM 11:59

MICHAEL B. BROWN  
RECORDER

140581357CCM

**WARRANTY DEED**

THIS INDENTURE WITNESSETH, that *M.A. Properties VI, LLC a/k/a M.A. Properties VI, an Limited Liability Company* (Grantor), WARRANTS AND CONVEYS to *Cedar Lake M.H.C., LLC, an Indiana limited liability company* (Grantee), for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, Indiana, to-wit:

**SEE LEGAL DESCRIPTION CONTAINED IN EXHIBIT "A" ATTACHED.**

Property Address for  
Parcels 1 and 2: 9001 133<sup>rd</sup> Place, Cedar Lake, IN 46303

Property Address for  
Parcel 3: 8987 130th Ct., Cedar Lake, IN 46303

Grantee's/taxpayer's legal mailing address: Cedar Lake MHC, LLC, 11609 Woodmar Pl.,  
Cedar Lake, In 46303

Subject to current real estate taxes and any and all easements, agreements and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this deed this 10 day of Oct, 2014.

*Jeffrey Austgen*  
Jeffrey Austgen, Manager  
M.A. Properties VI, LLC a/k/a  
M.A. Properties VI, a Limited Liability Company



DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

DEC 30 2014

PEDDY HOLINGA KATONA  
LAKE COUNTY AUDITOR

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CS  
B

CHICAGO TITLE INSURANCE COMPANY

the North line of Lake Shore Drive extended East, except the Easterly 66 feet thereof, all in Lake County, Indiana, as created in easement dated August 25, 1969 and recorded December 29, 1969 as Document No. 43319 and re-recorded January 4, 1972 as Document No. 131357, made by L.D. Brumbaugh and Doris Brumbaugh, to Cedar Lake Trailer Court, Inc., an Indiana corporation.

**Tax ID No. 45-15-27-127-013.000-014**

Property Address

For Parcels 1 and 2: 9001 133<sup>rd</sup> Place, Cedar Lake, IN 46303

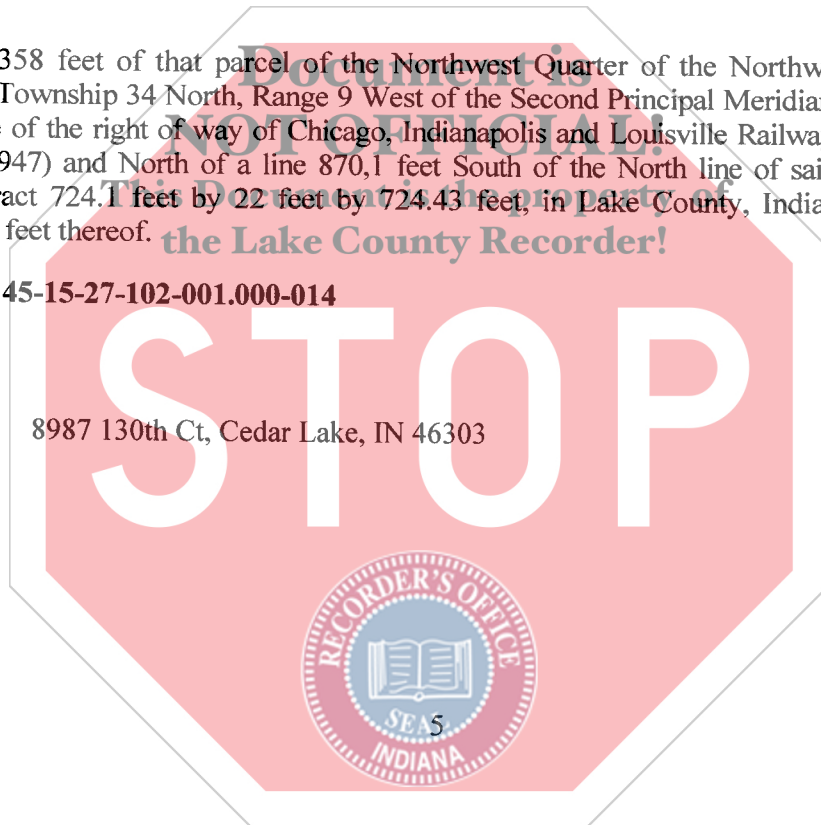
**Parcel 3:**

The South 358 feet of that parcel of the Northwest Quarter of the Northwest Quarter of Section 27, Township 34 North, Range 9 West of the Second Principal Meridian, lying East of the East line of the right of way of Chicago, Indianapolis and Louisville Railway Company (as deeded in 1947) and North of a line 870.1 feet South of the North line of said tract being a triangular tract 724.1 feet by 22 feet by 724.43 feet, in Lake County, Indiana, except the North 120.3 feet thereof.

**Tax ID No. 45-15-27-102-001.000-014**

Property  
Address:

8987 130th Ct, Cedar Lake, IN 46303



STATE OF INDIANA )  
COUNTY OF Lake ) SS:

Before me, a Notary Public, in and for said County and State, this 10 day of Oct, 2014, personally appeared **Jeffrey Austgen, Manager, M.A. Properties VI, LLC a/k/a M.A. Properties VI, a Limited Liability Company** and acknowledged the execution of the foregoing **Warranty Deed** to be his free and voluntary act.

WITNESS my hand and notarial seal.

My Commission Expires: \_\_\_\_\_

County of Residence: \_\_\_\_\_

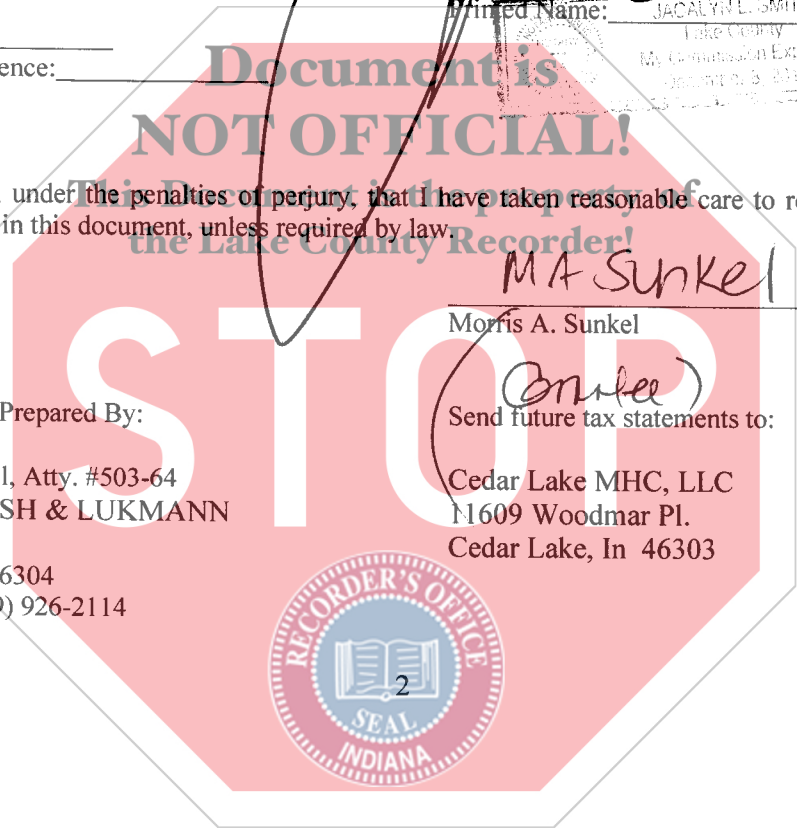
Notary Public  
Printed Name: JACALYN L. SMITH  
Lake County  
My Commission Expires  
September 2015

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

M A Sunkel  
Morris A. Sunkel

This Instrument Prepared By:  
Morris A. Sunkel, Atty. #503-64  
HARRIS WELSH & LUKMANN  
107 Broadway  
Chesterton, IN 46304  
Telephone: (219) 926-2114

(Sunkel)  
Send future tax statements to:  
Cedar Lake MHC, LLC  
11609 Woodmar Pl.  
Cedar Lake, In 46303



Railway Company lying between the North and South line of Avenue "A" in Meyer's 1st Addition extended East except the Easterly 66 feet thereof, in Lake County, Indiana.

(C) Right and easement to go upon, over and across the following described tract of land:

A strip of land 30 feet in width whose Easterly line is described as follows: Beginning at a point on the West right of way line of the Old Monon Railroad right of way at a point 511.90 feet South of the North line of Section 27, Township 34 North, Range 9 West of the Second Principal Meridian, in Lake County, Indiana, and extending Northwesterly along said right of way to the South line of Avenue "A", of Meyer's 1st Addition to Cedar Lake, Lake County, Indiana, as created in the Quit Claim Deed from Howard C. Meyer and Oda, his wife, to Sarah L. Meyer, dated March 29, 1924 and recorded April 5, 1924, in Deed Record 328, page 538, for a private right of way for egress and ingress.

Tax ID No. 45-15-27-127-005.000-014

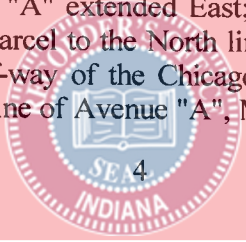
Document is  
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This Document is the property of  
the Lake County Recorder!

**Parcel 2:**

Right and easement to go over, along and through the following described tract of land for utility purposes: An irregular shaped parcel of land, made up of two tracts of real estate described as follows to wit:

A strip of land 66 feet wide located in the Northeast Quarter of the Northwest Quarter of Section 27, Township 34 North, Range 9 West of the Second Principal Meridian, at Cedar Lake, Indiana, and lying 33 feet on each side of the following described center line of the former main track of the Chicago, Indianapolis and Louisville Railway Company: Commencing at a point on the North line of Avenue "A" extended East; thence North 18 degrees 30 minutes West along the center line of said Parcel to the North line of Lake Shore Drive extended East; and that part of the former right-of-way of the Chicago, Indianapolis and Louisville Railway Company lying between the North line of Avenue "A", Meyer's 1st Addition extended East and



**EXHIBIT "A"**

**Parcel 1:**

(A) Part of the North Half of the Northwest Quarter of Section 27, Township 34 North, Range 9 West of the Second Principal Meridian, described as follows:

Beginning on the East line of the present Monon Railroad right of way where it intersects with the North line of the South 82 acres of said Northwest Quarter of Section 27; thence East along the North line of said 82 acres to the Moody Church Assembly grounds; thence Northerly along the fence line of the aforementioned Moody tract a distance of 634.30 feet, more or less, to an iron pipe at the Northwest corner of said Assembly Grounds, as fenced; thence East along the North line of Moody Grounds, as fenced, 654.90 feet, more or less, to an iron pipe at the Westerly right of way line of the Chicago, Indianapolis and Louisville Railroad (abandoned); thence Northwesterly along said abandoned right of way line a distance of 186 feet to an iron pipe, said point being 511.9 feet South of the North line of Section 27, thence West parallel with the North line of Section 27, a distance of 851.80 feet to an iron pipe, said point being the East line of the Northwest Quarter of the Northwest Quarter of said Section 27; thence South 351 feet; thence West to present Monon right of way; thence South along the East right of way line of said Monon Railroad to the place of beginning, in Lake County, Indiana.

(B) An irregular shaped parcel of land, made up to two tracts of real estate described as follows, to-wit:

A strip of land 66 feet wide located in the Northeast Quarter of the Northwest Quarter of Section 27, Township 34 North, Range 9 West of the Second Principal Meridian, at Cedar Lake, Indiana and lying 33 feet on each side of the following described center line of the former main tract of the Chicago, Indianapolis and Louisville Railway Company; commencing at a point on the East and West center line of the Northeast Quarter of the Northwest Quarter of Section 27, Township 34 North, Range 9 West, 390 feet, more or less, West of the North and South center line of the said Section 27; thence on a tangent bearing North 18 degrees 30 minutes West of a distance of 460 feet, more or less, to a point on the North line, extended East of Avenue "A" in Meyer's 1st Addition and that part of the former right of way of The Chicago, Indianapolis and Louisville