

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 MAY 14 PM 1:39

MICHAEL B. BROWN
RECORDER

2015 029899

SEND TAX BILLS TO GRANTEE'S ADDRESS:

~~8900 Connecticut Drive~~ 2560 CONN. ST.
~~Suite B-2-900~~ GARY IN. 46407
~~Crown Point, IN 46307~~

TAX IDENTIFICATION NO.
45-08-15-302-035.000-004



SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, that CENTIER BANK, an Indiana state bank ("Grantor"), transfers, conveys and specially warrants to COOPER LANE ("Grantee"), for the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, Indiana, and more particularly described as follows:

LOT 16, IN BLOCK 19, IN CHICAGO-TOLLESTON LAND AND INVESTMENT COMPANY'S OAK PARK ADDITION TO TOLLESTON (NOW IN GARY), AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 2 PAGE 35, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, EXCEPT THAT PART OF SAID LOT TAKEN FOR ALLEY PURPOSES.

COMMONLY KNOWN AS 2560 CONNECTICUT STREET, GARY, INDIANA 46407-3633

together with all buildings and improvements thereon and all easements, appurtenances, hereditaments, rights, powers, and privileges in connection with and appurtenant thereto (collectively, "Real Estate").

This conveyance is subject to: (I) all taxes for 2014, payable 2015, and all prior and all subsequent years, regardless of whether such taxes are liens on the Real Estate or currently due and payable; and (ii) any and all covenants, conditions, easements, liens, encumbrances, restrictions, and other matters of record.

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

The undersigned person executing this Special Warranty Deed on behalf of Grantor represents and certifies that he is a duly authorized officer of Grantor and has been fully empowered to execute and deliver this Special Warranty Deed; that Grantor has the full right and capacity to convey the Real Estate; and that all necessary action for the making of such conveyance has been taken and done.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AMOUNT \$ 18-
CASH CHARGE _____
CHECK# _____
OVERAGE _____
COPY _____
NON-CONF _____
DEPUTY AW

MAY 14 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

20392

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed this 30th day of April, 2015.

GRANTOR:

CENTIER BANK

By: *Daniel Salmon, AVP*
Daniel Salmon, Assistant Vice President
Centier Bank

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

Before me, a Notary Public in and for said County and State, personally appeared Daniel Salmon, an Assistant Vice President of Centier Bank, who acknowledged execution of the foregoing Special Warranty Deed for and on behalf of said bank.

WITNESS, my hand and Notarial Seal this 30th day of April, 2015.



Elizabeth Ann Pavloff
Notary Public

(Printed Name)

This instrument was prepared by: Lambert C. Genetos, Genetos Retson & Yoon LLP, 1000 East 80th Place, Suite 555 North Tower, Merrillville, IN 46410; (219) 755-0400

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. /s/ Lambert C. Genetos