

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 054469

2016 AUG 10 AM 11:15

MICHAEL B. BROWN
RECORDER

PARCEL NO. 45-11-21-401-002.000-036
45-11-21-377-001.000-036
45-11-21-376-001.000-032

3

MAIL TAX BILLS TO
GRANTEES' ADDRESS:
PATRICK A. CRONER
VALERIE A. CRONER
10316 MARLOU DRIVE
MUNSTER, IN 46321

QUIT-CLAIM DEED

This indenture witnesseth that **PATRICK A. CRONER and VALERIE A. CRONER, husband and wife**, of Lake County, State of Indiana, release and quit-claim to **The CroBarn LLC, an Indiana Limited Liability Company**, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration the receipt whereof is hereby acknowledged, the following real estate in Lake County in the State of Indiana, to wit:

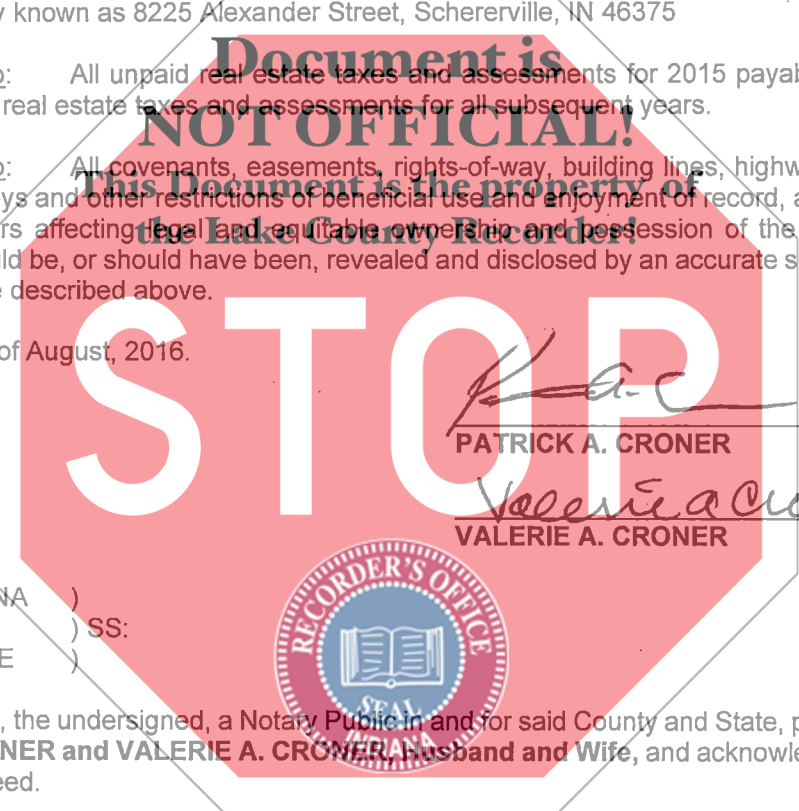
SEE ATTACHED EXHIBIT "A"

Commonly known as 8225 Alexander Street, Schererville, IN 46375

Subject To: All unpaid real estate taxes and assessments for 2015 payable in 2016, and for all real estate taxes and assessments for all subsequent years.

Subject To: All covenants, easements, rights-of-way, building lines, highways, roads, street, alleys and other restrictions of beneficial use and enjoyment of record, and all facts and matters affecting legal and equitable ownership and possession of the real estate which would be, or should have been, revealed and disclosed by an accurate survey of the real estate described above.

Dated this 9th day of August, 2016.



[Signature]
PATRICK A. CRONER
[Signature]
VALERIE A. CRONER

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **PATRICK A. CRONER and VALERIE A. CRONER, Husband and Wife**, and acknowledged the execution of the foregoing deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal this 9th day of August, 2016.

[Signature]
Jared R. Tauber, Notary Public

My Commission Expires: 5/6/24
County of Residence: Lake

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. (Jared R. Tauber, Esq.)

Prepared by: Jared R. Tauber, Esq.
Tauber Law Offices
1415 Eagle Ridge Drive
Schererville, Indiana 46375
(219) 865-6666



NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By: *[Signature]*

DULY ENTERED FOR TAX PURPOSES
FINAL ACCEPTANCE FOR TRANSFER

AUG 10 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

25132

20
OK 4041
[Signature]

Exhibit "A"

PARCEL I:

THE SOUTH 16 1/2 FEET OF THE EAST 16 1/2 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA

PARCEL II:

THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA, EXCEPT THAT PART OF THE WEST 25 FEET THEREOF LYING SOUTHERLY OF A LAKE AS IT EXISTED ON OCTOBER 6, 1961.

PARCEL III:

THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA, LYING EASTERLY OF A LAKE AS IT EXISTED ON OCTOBER 6, 1961.

EXCEPTING THEREFROM THE ABOVE 3 PARCELS, TO-WIT:

PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 21; THENCE SOUTH 88 DEGREES 27 MINUTES 02 SECONDS EAST, ALONG THE NORTH LINE OF SAID SOUTHEAST 1/4, A DISTANCE OF 295.42 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 88 DEGREES 27 MINUTES 02 SECONDS EAST, ALONG THE NORTH LINE OF SAID SOUTHEAST 1/4, WHICH LINE IS ALSO THE SOUTH BOUNDARY LINE OF HILBRICHAUS ACRES, 2ND ADDITION AS SHOWN IN PLAT BOOK 63, PAGE 29, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, A DISTANCE OF 1020.32 FEET TO A POINT LYING 0.71 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SAID SOUTHEAST 1/4; THENCE SOUTH 0 DEGREE 06 MINUTES 17 SECONDS WEST, ALONG THE OCCUPIED WEST BOUNDARY OF THE ESTATES AT BRISTOL FARMS, PHASE I, AS SHOWN IN PLAT BOOK 66, PAGE 50, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, A DISTANCE OF 1320.93 FEET TO A POINT LYING ON THE SOUTH LINE OF THE NORTHWEST 1/4 OF SAID SOUTHEAST 1/4, WHICH POINT LIES 0.40 FEET WEST OF THE SOUTHEAST CORNER THEREOF; THENCE NORTH 89 DEGREES 29 MINUTES 24 SECONDS WEST, ALONG THE SOUTH LINE OF THE NORTHWEST 1/4 OF SAID SOUTHEAST 1/4, A DISTANCE OF 935.28 FEET TO A POINT THAT LIES 383.05 FEET EASTERLY OF THE SOUTHWEST CORNER OF SAID NORTHWEST 1/4; THENCE NORTH 0 DEGREE 06 MINUTES 17 SECONDS EAST, A DISTANCE OF 332.84 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 43 SECONDS EAST, A DISTANCE OF 255.00 FEET; THENCE NORTH 0 DEGREES 06 MINUTES 17 SECONDS EAST, A DISTANCE OF 600.00 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 43 SECONDS WEST, A DISTANCE OF 340.00 FEET; THENCE NORTH 0 DEGREES 06 MINUTES 17 SECONDS EAST, A DISTANCE OF 390.87 FEET TO THE POINT OF BEGINNING.

PARCEL IV:

THE NORTH 16 1/2 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTH 16 1/2 FEET OF THE WEST 8 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA.

PARCEL V:

PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE1/4, SW1/4) AND

PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4, SE1/4) OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTH LINE OF SAID SE1/4 SW1/4 WHICH IS 519.56 FEET EAST OF THE SOUTHWEST CORNER OF SAID SE1/4 SW1/4 SAID POINT ALSO BEING THE SOUTHWEST CORNER OF A TRACT OF LAND CONVEYED TO A. AND A. STAMOS PER DEED RECORD BOOK 1152, PAGE 49, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA; THENCE NORTH 00 DEGREES 20 MINUTES 21 SECONDS WEST, ALONG THE WEST LINE OF SAID STAMOS TRACT, A DISTANCE OF 1282.74 FEET, MORE OR LESS, TO A POINT THAT IS 46.5 FEET SOUTH OF THE NORTH LINE OF SAID SE1/4 SW1/4, SAID POINT BEING THE TRUE POINT OF BEGINNING HEREOF; THENCE CONTINUING NORTH 00 DEGREES 20 MINUTES 21 SECONDS WEST, ALONG SAID WEST LINE, 30.00 FEET TO THE POINT ON A LINE 16.5 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID SE1/4 SW1/4; THENCE SOUTH 89 DEGREES 09 MINUTES 46 SECONDS EAST, ALONG SAID PARALLEL LINE, 800.5 FEET, MORE OR LESS, TO A POINT ON THE EAST LINE OF SE1/4 SW1/4; THENCE CONTINUING SOUTH 89 DEGREES 09 MINUTES 46 SECONDS EAST, ALONG A LINE WHICH IS 16.5 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID SW1/4 SE1/4 A DISTANCE OF 8 FEET 4 AND 1/2 INCHES (8.37 FEET); THENCE NORTH 00 DEGREES 27 MINUTES 23 SECONDS WEST, PARALLEL TO THE WEST LINE OF SAID SW1/4 SE1/4, A DISTANCE OF 16.5 FEET TO A POINT ON THE NORTH LINE OF SAID SW1/4 SE1/4; THENCE SOUTH 89 DEGREES 09 MINUTES 46 SECONDS EAST, ALONG SAID NORTH LINE A DISTANCE OF 161.19 FEET, MORE OR LESS, TO THE NORTHEAST CORNER OF A TRACT OF LAND CONVEYED TO R. AND D. MICHALEK PER 1986 DOCUMENT NUMBER 885494 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA; THENCE SOUTH 00 DEGREES 33 MINUTES 21 SECONDS EAST, ALONG THE EAST LINE OF SAID MICHALEK TRACT, AND PARALLEL TO THE EAST LINE OF SAID SW1/4 SE1/4, A DISTANCE OF 46.51 FEET, THENCE NORTH 89 DEGREES 09 MINUTES 46 SECONDS WEST ALONG A LINE WHICH IS 46.5 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID SE1/4 SW1/4, A DISTANCE OF 970.21 FEET TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 0.729 ACRES, MORE OR LESS.

