STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 AUG 26 AM 11: 08

MICHAEL B. BROWN
RECORDER

2016 058465

Parcel Number: 45-12-03-306-010.000-030

SPECIAL WARRANTY DEED

THE GRANTOR, TAN TAR A REAL ESTATE LIMITED PARTNERSHIP, an Illinois limited partnership, of the Village of Schaumburg, County of Cook, State of Illinois, for and in consideration of **TEN ($10.00) DOLLARS** and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CONVEYS AND WARRANTS** to **CLOISTERS APARTMENTS LIMITED PARTNERSHIP**, an Illinois limited partnership, of the Village of Schaumburg, County of Cook, State of Illinois, the following described Real Estate situated in the County of Lake, in the State of Indiana, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AND INCORPORATED HEREIN BY THIS REFERENCE.

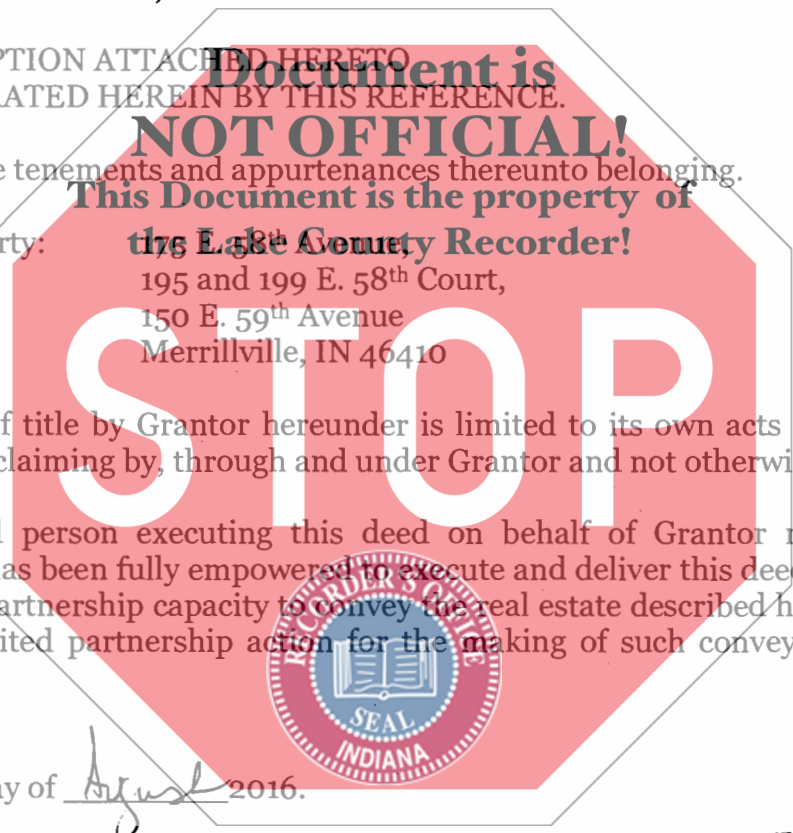Together with the tenements and appurtenances thereunto belonging.

Address of Property: 175 E. 58th Avenue,
195 and 199 E. 58th Court,
150 E. 59th Avenue
Merrillville, IN 46410

The warranties of title by Grantor hereunder is limited to its own acts and deeds and those of persons claiming by, through and under Grantor and not otherwise.

The undersigned person executing this deed on behalf of Grantor represents and certifies that he has been fully empowered to execute and deliver this deed; that Grantor has full limited partnership capacity to convey the real estate described herein; and that all necessary limited partnership action for the making of such conveyance has been taken and done.

Dated this 10th day of August 2016.

[SIGNATURE PAGE ATTACHED HERETO]

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By: _____

DULY ENTERED FOR TAXATION SUBJECT
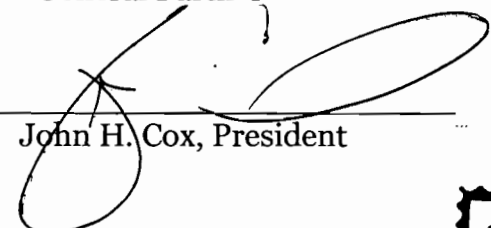FINAL ACCEPTANCE FOR TRANSFER

AUG 26 2016   22-

25543   JOHN E. PETALAS
LAKE COUNTY AUDITOR

17076

TAN TAR A REAL ESTATE LIMITED PARTNERSHIP
an Illinois limited partnership

By: Cloisters Investments Limited Partnership
        an Illinois limited partnership
Its: General Partner

By: Financial Equity Associates, Inc.
        an Illinois corporation
Its: General Partner

By:_____
        John H. Cox, President

STATE OF CALIFORNIA   )
) SS.
COUNTY OF SAN DIEGO   )

I, the undersigned, a NOTARY PUBLIC in and for the State of California, County of San Diego, DO HEREBY CERTIFY that John H. Cox, President of Financial Equity Associates, Inc., being the General Partner of Cloisters Investments Limited Partnership, being the General Partner of Tan Tar A Real Estate Limited Partnership, personally known to me to be the same person whose name is subscribed to the foregoing Deed, appeared before me this day in person, and acknowledge that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 10 day of August 2016.

_____
                                    NOTARY PUBLIC

MCLAYN RYAN STEINWASCHER
Commission # 2071914
Notary Public - California
San Diego County
My Comm. Expires Jun 20, 2018

This instrument prepared by:
Christopher D. Oakes, Indiana Attorney No.:28919-45
Cox, Oakes & Associates, Ltd.
1051 Perimeter Drive, Suite 550, Schaumburg, Illinois 60173.

Upon recording, mail to:
Christopher D. Oakes
Cox, Oakes & Associates, Ltd.,
1051 Perimeter Drive, Suite 550, Schaumburg, Illinois 60173

Send subsequent tax bills to:
Cloisters Apartments Limited Partnership
c/o Cox, Oakes & Associates, Ltd.,
1051 Perimeter Drive, Suite 550, Schaumburg, Illinois 60173

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. – Christopher D. Oakes

L:\Data\SHARED\CLIENTS\00 - EPM\9897 - Edgewood Group, LLC\Special Warranty Deed – Tan Tar A to Cloisters Apts.docx

EXHIBIT
LEGAL DESCRIPTION

Lots 17 to 32, both inclusive, in Block 5 including that part of the vacated West 1/2 of Connecticut Street adjoining said Lots on the East, in Gross Park Addition to Gary, as per plat thereof, recorded in Plat Book 20, page 59, in the Office of the Recorder of Lake County, Indiana.