

2017 011300

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 FEB 23 AM 10:59

MICHAEL B. BROWN
RECORDER

(Shanker)

Mail tax bills to:
Town of Munster, Indiana
c/o Town Manager
1005 Ridge Road
Munster, IN 46321

QUIT CLAIM DEED *11603354cm*

THIS INDENTURE WITNESSETH, that TOWN OF MUNSTER, an Indiana municipal corporation ("Grantor"), of Munster, Lake County, in the State of Indiana;

CONVEYS AND TRANSFERS to TOWN OF MUNSTER, an Indiana municipal corporation, of Munster, Lake County, in the State of Indiana, for the sum of \$10.00 and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana for roadways, rights of way and other municipal purposes.

See EXHIBITS MS-3, MS-4 and MS-5 as attached for legal descriptions

C/k/a: 9505 Calumet Avenue, Munster, Indiana
Tax I.D. Nos. 45-07-30-351-002.000-027

This conveyance is without warranties of any kind, it is intended for roadways and rights of way, utilities and other municipal purposes, and is subject to the following additional restrictions:

- 1) Real estate taxes, if any, and the annual installment to Little Calumet River Basin Commission for 2013.
- 2) Roads and highways, streets and alleys.
- 3) Railroad rights of way, switch and spur tracks, if any.
- 4) Rights of way for drainage tiles, ditches, feeders and laterals, if any.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

FEB 23 2017

NO SALES DISCLOSURE NEEDED

JOHN E. PETALAS
LAKE COUNTY AUDITOR

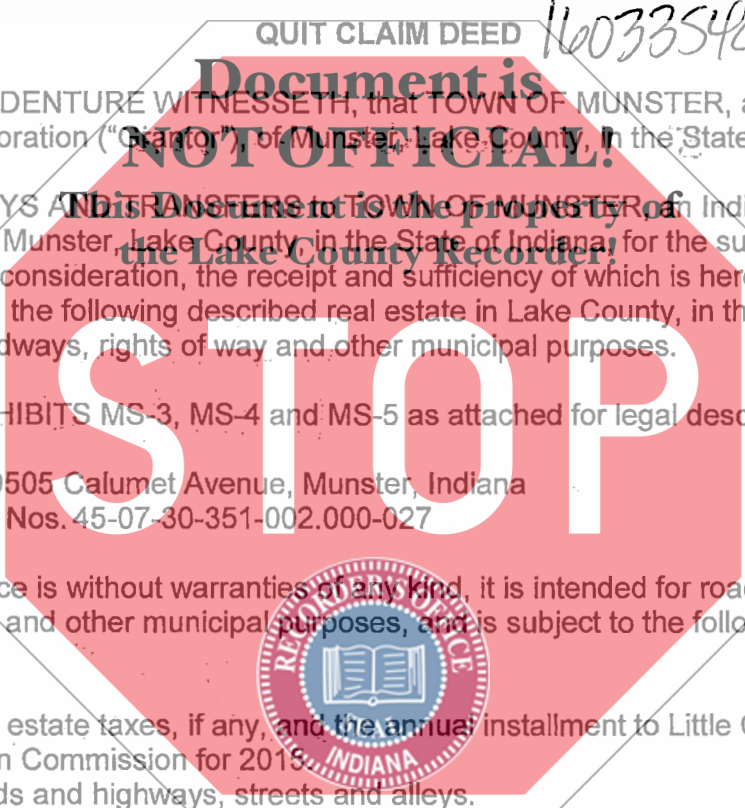
Approved Assessor's Office

By: *[Signature]*

M-z
\$28.00 CH# 1820501776

000993

Chicago Title Insurance Company



000110 1105

- 5) Lack of access to public highways, roads or streets, if any.
- 6) Rights of the public, the State of Indiana and/or the municipality, and others entitled thereto, in and to the West 50 feet of the land dedicated for Calumet Avenue per Plat of Dedication recorded September 24, 1980 as Document No. 599730 in Plat Book 52 page 49.
- 7) Rights of roadway for ingress and egress to and from Calumet Avenue.
- 8) Covenants, restrictions and easements of record, including land and water conservation easement, if any applies.
- 9) Ordinances, rules and regulations of the Town of Munster, acts of it Plan Commission, and its building codes.

Dated this 5th day of December, 2015 ~~2016~~

Document is

NOT OFFICIAL!
This Document is the property of
the Lake County Recorder,

TOWN OF MUNSTER, INDIANA

ATTEST:

David F. Shafer
David F. Shafer
Clerk-Treasurer

By: *Dustin Anderson*
Dustin Anderson
Print Name

BOARD OF PARKS AND RECREATION
of the TOWN OF MUNSTER

ATTEST:

David F. Shafer
Secretary
DAVID F. SHAFER
CLERK-TREASURER



By: *DENNIS WESTLAND*
DENNIS WESTLAND, Attorney
Print Name

RECORDED & INDEXED

NOV 10 2015

1102100

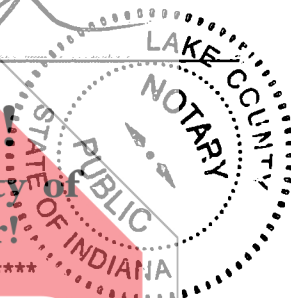
2015 NOV 10 08 41

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for the State of Indiana, County of Lake, personally appeared DUSTIN ANDERSON, an authorized representative of the Grantor, who acknowledged the execution of the foregoing deed on this 5th day of December, 2015, on behalf of said Town of Munster for the uses and purposes set forth therein. 2016

Commission Expires: 4-12-24
County of Residence: Lake

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

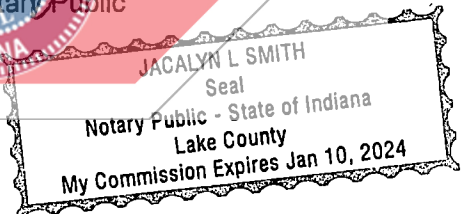
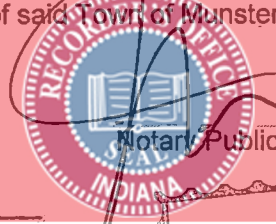


STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for the State of Indiana, County of Lake, personally appeared Andrew Westland, an authorized representative of the Grantor, who acknowledged the execution of the foregoing deed on this 6 day of Dec, 2015, on behalf of said Town of Munster for the uses and purposes set forth therein. 2016

*Board of
Poules = Rec
of Town of
Munster*

Commission Expires: _____
County of Residence: _____



I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

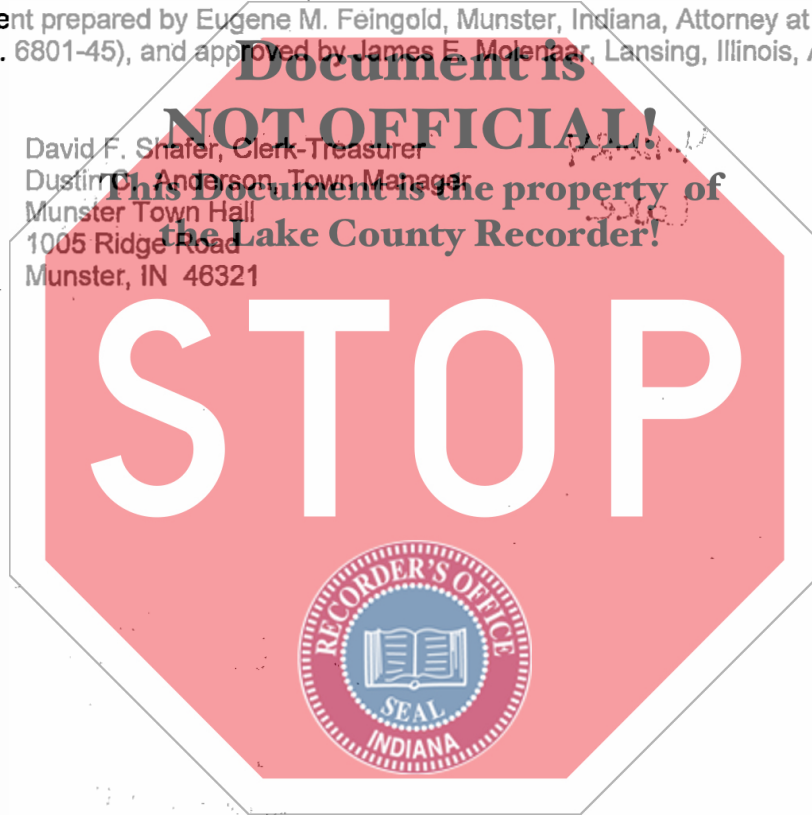
E M Feingold

Eugene M. Feingold, (6801-45)

This instrument prepared by Eugene M. Feingold, Munster, Indiana, Attorney at Law, (Attorney No. 6801-45), and approved by James E. Moler, Lansing, Illinois, Attorney at Law.

MAIL TO:

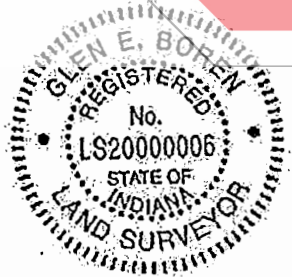
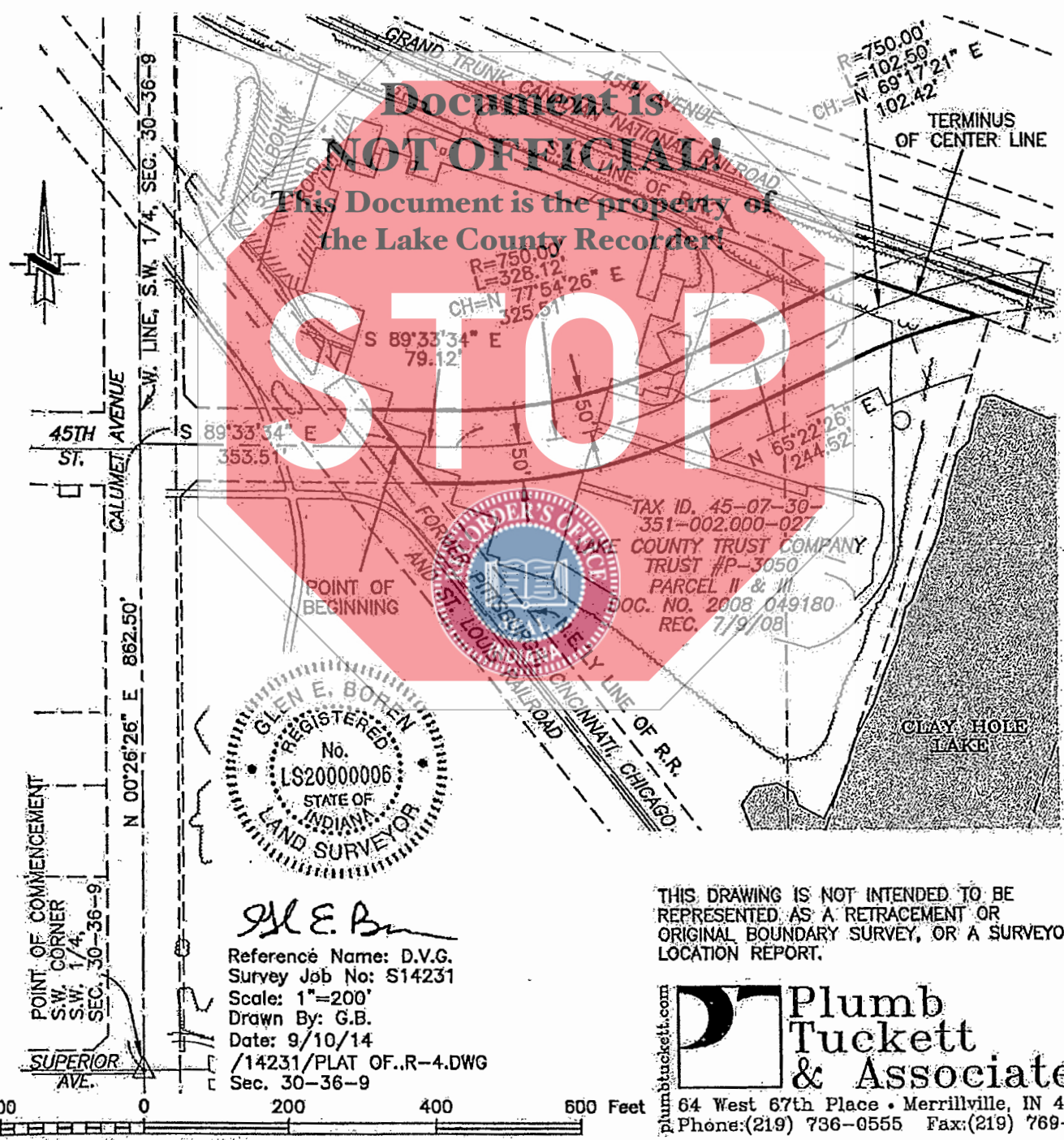
David F. Shafer, Clerk-Treasurer
Dustin D. Anderson, Town Manager
Munster Town Hall
1005 Ridge Road
Munster, IN 46321



PLAT OF DESCRIPTION - "MS-3"

LEGAL DESCRIPTION:

A 100 FOOT WIDE STRIP OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, THE CENTER LINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 353.51 FEET TO THE NORTHEASTERLY LINE OF THE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD AND THE POINT OF BEGINNING OF SAID CENTER LINE; THENCE CONTINUING SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 79.12 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 77 DEGREES 54 MINUTES 26 SECONDS EAST, 325.51 FEET; THENCE EAST ALONG SAID CURVE 328.12 FEET; THENCE NORTH 65 DEGREES 22 MINUTES 26 SECONDS EAST, 244.52 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 69 DEGREES 17 MINUTES 21 SECONDS EAST, 102.42 FEET; THENCE EAST 102.50 FEET ALONG SAID CURVE TO THE SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD AND THE TERMINUS OF SAID CENTER LINE. SIDELINES OF SAID STRIP TO BE LENGTHENED AND SHORTENED TO MEET AT ANGLE POINTS AND TO TERMINATE ON THE WEST AT SAID NORTHEASTERLY FORMER RAILROAD LINE AND ON THE EAST AT SAID SOUTHERLY RAILROAD LINE. SAID STRIP CONTAINING 1.73 ACRES MORE OR LESS.



G.E.B.
Reference Name: D.V.G.
Survey Job No: S14231
Scale: 1"=200'
Drawn By: G.B.
Date: 9/10/14
/14231/PLAT OF..R-4.DWG
Sec. 30-36-9

TAX ID. 45-07-30-351-002.000-027
LAKE COUNTY TRUST COMPANY
TRUST #P-3050
PARCEL II & III
DOC. NO. 2008 049180
REC. 7/9/08

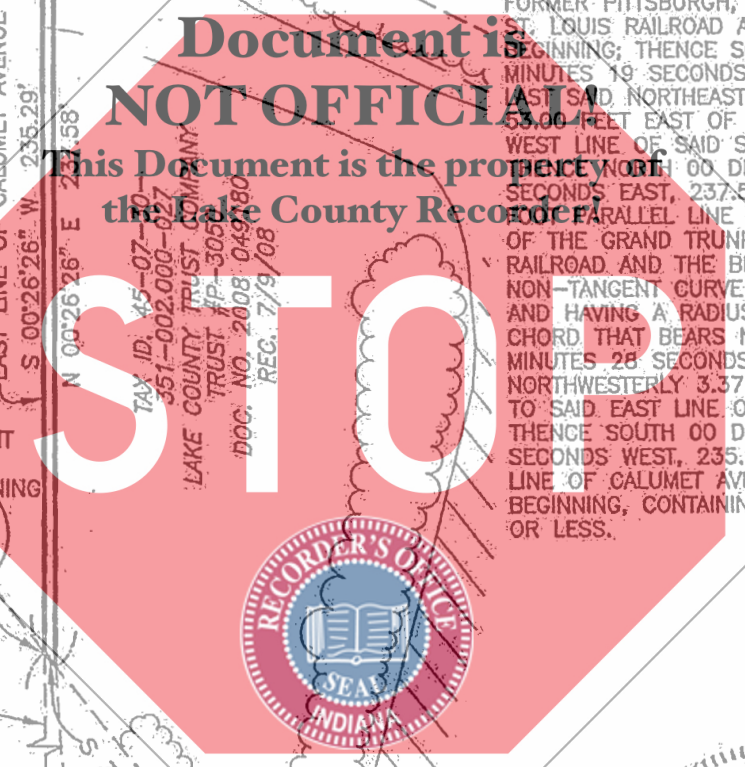
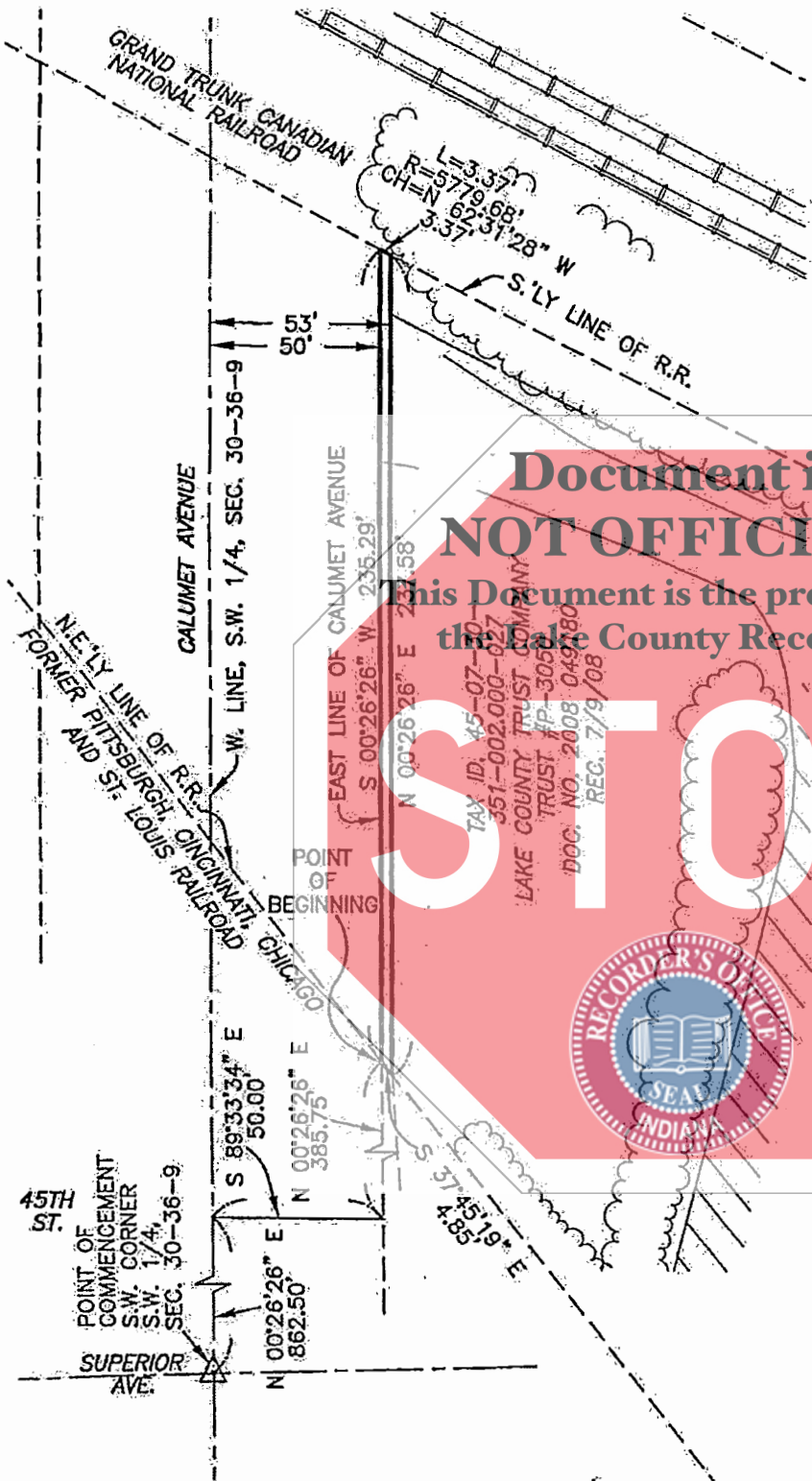
THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, OR A SURVEYOR LOCATION REPORT.

Plumb Tuckett & Associates
64 West 67th Place • Merrillville, IN 46410
Phone: (219) 736-0555 Fax: (219) 769-0178

PLAT OF DESCRIPTION - "MS-4"

LEGAL DESCRIPTION:

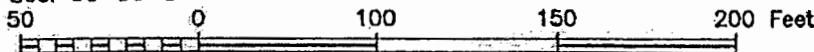
A PARCEL OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 50.00 FEET TO THE EAST LINE OF CALUMET AVENUE; THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 385.75 FEET ALONG SAID EAST LINE OF CALUMET AVENUE TO THE NORTHEASTERLY LINE OF THE 100 FOOT WIDE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD AND THE POINT OF BEGINNING; THENCE SOUTH 37 DEGREES 45 MINUTES 19 SECONDS EAST, 4.85 FEET ALONG SAID NORTHEASTERLY LINE TO A LINE 53.00 FEET EAST OF AND PARALLEL WITH SAID WEST LINE OF SAID SOUTHWEST QUARTER; THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 237.58 FEET ALONG SAID 53.00 FOOT PARALLEL LINE TO THE SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, AND HAVING A RADIUS OF 5779.68 FEET AND A CHORD THAT BEARS NORTH 62 DEGREES 31 MINUTES 28 SECONDS WEST, 3.37 FEET; THENCE NORTHWESTERLY 3.37 FEET ALONG SAID CURVE TO SAID EAST LINE OF CALUMET AVENUE; THENCE SOUTH 00 DEGREES 26 MINUTES 26 SECONDS WEST, 235.29 FEET ALONG SAID EAST LINE OF CALUMET AVENUE TO THE POINT OF BEGINNING, CONTAINING 709 SQUARE FEET, MORE OR LESS.



Glen E. Boren

Reference Name: D.V.G.
 Survey Job No: S14231
 Scale: 1"=50'
 Drawn By: G.B.
 Date: 9/10/14
 /14231/PLAT OF..R-4.DWG
 Sec. 30-36-9

THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, OR A SURVEYOR LOCATION REPORT.



Plumb Tuckett & Associates
 64 West 67th Place • Merrillville, IN 46410
 Phone:(219) 736-0555 Fax:(219) 769-0178

PLAT OF DESCRIPTION - "MS-5"

LEGAL DESCRIPTION:

THE NORTH 15 FEET OF PARCELS I, II AND III DESCRIBED IN DOCUMENT NUMBER 2008-049180 RECORDED ON JULY 9, 2008 IN THE RECORDER'S OFFICE OF LAKE COUNTY, INDIANA LYING EAST OF A LINE 53 FEET EAST OF THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, AND LYING NORTHWEST OF THE NORTH LINE OF A 100 FOOT WIDE STRIP OF LAND, SAID STRIP DESCRIBED AS FOLLOWS: A 100 FOOT WIDE STRIP OF LAND LYING IN THE SAID SOUTHWEST QUARTER, THE CENTER LINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 353.51 FEET TO THE NORTHEASTERLY LINE OF THE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD AND THE POINT OF BEGINNING OF SAID CENTER LINE; THENCE CONTINUING SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 79.12 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 77 DEGREES 54 MINUTES 26 SECONDS EAST, 325.51 FEET; THENCE EAST ALONG SAID CURVE 328.12 FEET; THENCE NORTH 65 DEGREES 22 MINUTES 26 SECONDS EAST, 244.52 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 69 DEGREES 17 MINUTES 21 SECONDS EAST, 102.42 FEET; THENCE EAST 102.50 FEET ALONG SAID CURVE TO THE SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD AND THE TERMINUS OF SAID CENTER LINE, SIDELINES OF SAID STRIP TO BE LENGTHENED AND SHORTENED TO MEET AT ANGLE POINTS AND TO TERMINATE ON THE WEST AT SAID NORTHEASTERLY FORMER RAILROAD LINE AND ON THE EAST AT SAID SOUTHERLY RAILROAD LINE, ALSO INCLUDING THE FOLLOWING DESCRIBED PARCEL: COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID 100 FOOT WIDE STRIP AND A LINE 15 FEET SOUTH OF AND PARALLEL WITH SAID SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD, THENCE SOUTHWESTERLY 21.70 FEET ALONG SAID NORTH LINE OF SAID 100 FOOT WIDE STRIP, BEING A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 800.00 FEET, AND A CHORD THAT BEARS SOUTH 66 DEGREES 09 MINUTES 03 SECONDS WEST, 21.70 FEET; THENCE SOUTH 65 DEGREES 22 MINUTES 26 SECONDS WEST, 22.50 FEET ALONG SAID NORTH LINE OF SAID 100 FOOT WIDE STRIP, THENCE NORTH 52 DEGREES 46 MINUTES 17 SECONDS WEST, 83.13 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWEST, HAVING A RADIUS OF 100.00 FEET AND A CHORD THAT BEARS NORTH 61 DEGREES 44 MINUTES 08 SECONDS WEST, 31.16 FEET; THENCE NORTHWESTERLY 31.29 FEET ALONG SAID CURVE TO SAID 15 FOOT PARALLEL SOUTHERLY LINE, THENCE SOUTH 70 DEGREES 41 MINUTES 59 SECONDS EAST, 141.91 FEET ALONG SAID SOUTHERLY 15 FOOT PARALLEL LINE, TO THE POINT OF BEGINNING, SAID OVERALL PARCEL CONTAINING 0.39 ACRES, MORE OR LESS.

NOTICE

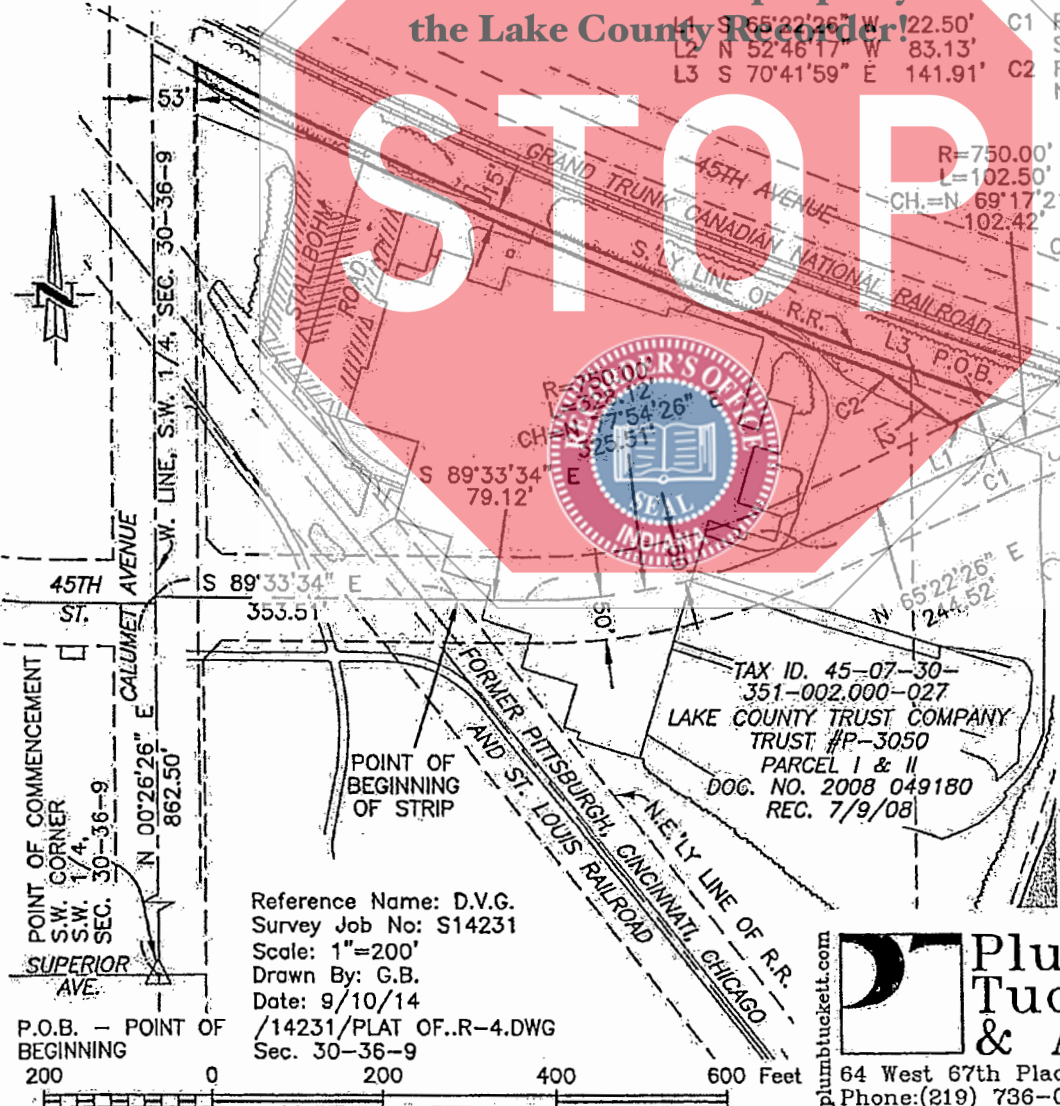
STOP

This Document is the property of
the Lake County Recorder

L1 S 65°22'26" W 122.50' C1 R=800.00' L=21.70'
 L2 N 52°46'17" W 83.13' S 66°09'03" W 21.70'
 L3 S 70°41'59" E 141.91' C2 R=100.00' L=31.29'
 N 61°44'08" W 31.16'

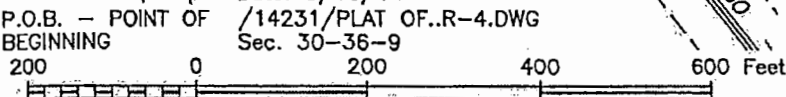
R=750.00'
 L=102.50'
 CH.=N 69°17'21" E
 102.42'

THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, OR A SURVEYOR LOCATION REPORT.



TAX ID. 45-07-30-351-002.000-027
 LAKE COUNTY TRUST COMPANY
 TRUST #P-3050
 PARCEL I & II
 DOG. NO. 2008 049180
 REC. 7/9/08

Reference Name: D.V.G.
 Survey Job No: S14231
 Scale: 1"=200'
 Drawn By: G.B.
 Date: 9/10/14
 /14231/PLAT OF..R-4.DWG
 Sec. 30-36-9



plumbtuckett.com

Plumb Tuckett & Associates
 64 West 67th Place • Merrillville, IN 46410
 Phone:(219) 736-0555 Fax:(219) 769-0178