

2

2017 045622

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2017 JUL 25 AM 9:18

LIMITED POWER OF ATTORNEY  
MICHAEL B. BROWN  
RECORDER

I, Sandra Batton, of Cook County, State of IL, being at least 18 years of age and mentally competent, do hereby designate Mark Davis, of Lake County, State of IN, as my true and lawful attorney-in-fact.

**Powers and Purposes**

The above name attorney-in-fact shall have authority with respect to real property transactions pursuant to Ind. Code 30-5-5-2, pertaining to the transaction real estate described below, situated in Lake County, State of Indiana:

LOT 12 IN GLEN L. RYAN'S FIRST SUBDIVISION IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 30, PAGE 4, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property Address: 4408 E 7th Ave, Gary, IN 46403  
Parcel ID: 45-08-01-477-013.000-004

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

(the "Real Estate") and shall be construed so as to effectuate this purpose. This authority shall include, by way of illustration and not limitation, the power:

To make, draw and endorse promissory notes, checks or bills or exchange pertaining to the Real Estate and to waive demand, presentment, protest, notice of protest, and notice of non-payment of all such instruments; To bargain for, contract concerning, buy, sell, encumber and in any way and manner, deal with personal property located upon or pertaining to the Real Estate; to execute any and all documentation necessary to effectuate the transactions described above, including, but not limited to, closing statements, instruments of conveyance and supporting documentation, certifications, acknowledgements, and like instrument; to receive and to demand all sums of money, debts, dues, accounts, bequests, interest and demands pertaining to the Real Estate which are now or shall hereafter become due or payable to us and to compromise, settle or discharge the same and; to make and execute any and all contract pertaining to the Real Estate;

**Effective date and termination**

This power of attorney shall be effective:

\_\_\_ as of the date document is signed

as of 5/25/17

\_\_\_ upon the determination that I am disabled or incapacitated, or no longer capable of managing my affairs prudently. My disability or incapacity, for this purpose, may be established by the certificate of a qualified physician stating that I am unable to manage my affairs. My disability or incompetence shall not affect or terminate this Power of Attorney.

This power of attorney shall terminate:

\_\_\_ upon my incapacity

\_\_\_ upon \_\_\_/\_\_\_/\_\_\_

\_\_\_ upon the execution and recordation with the Recorder's Office of the County where the Real Estate is located a written revocation hereof.

LIBERTY TITLE & ESCROW COMPANY

T8V17003266

\$25,000

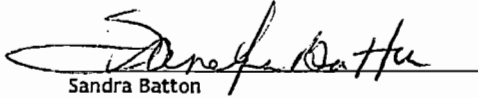
JAS

LT

Ratification and Indemnification

I hereby ratify and confirm that all my attorney-in-fact shall do by virtue hereof. Further, I agree to indemnify and hold harmless any person who, in good faith, acts under this Power of Attorney or transacts business with my attorney-in-fact in reliance upon this Power, without actual knowledge of its revocation.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this <sup>25<sup>th</sup></sup> 22<sup>nd</sup> day of May, 2017.

  
Sandra Batton

COUNTY OF Cook STATE OF IL SS:

**Document is NOT OFFICIAL!**

Before me, the undersigned, a Notary Public in and for said County and State, this <sup>25<sup>th</sup></sup> 22<sup>nd</sup> day of May, 2017, personally appeared Sandra Batton who acknowledged the execution of the foregoing Limited Power of Attorney as their free and voluntary act.

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

My commission expires: Dec. 20, 2018 Signed:   
Resident of Cook County, IL. Printed: Stella Parhas

(SEAL)



Redaction Statement: 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. Lisa Palmer

This instrument prepared by: Phillip A. Norman, Esq., 2110 N. Calumet Ave., Valparaiso, IN 46383  
File: T8V17003266

