

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 048451

2017 AUG -3 PM 12:13

MICHAEL B. BROWN
RECORDER

RELEASE AND VACATION OF RIGHT OF WAY EASEMENT

(Affects Document #95007227 recorded February 8, 1995)

4

This Release and Vacation of Right of Way Easement is made 26 day of JUNE, 2017, by TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA (hereinafter "TOWN"), for the benefit of CEDAR LAKE VENTURES ONE, LLC, an Indiana limited liability company.

WHEREAS, a right of way easement for utility associated purposes was made and granted to the TOWN by Calumet National Bank, as Trustee of Trust P-1754, ("Trust") by way of an instrument recorded as Document No. 95007227 on February 8, 1995 in the Office of the Recorder of Lake County, Indiana ("Easement"); and

WHEREAS, CEDAR LAKE VENTURES ONE, LLC is a successor in interest to part of the real estate which was owned by the Trust and made a part of the servient estate to the Easement; and

WHEREAS, the TOWN is the owner of the Easement; and

WHEREAS, CEDAR LAKE VENTURES ONE, LLC has requested that the Town release and vacate the Easement and the Town has agreed to release and vacate the Easement.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the TOWN Releases and Vacates the Easement described and depicted in Exhibit A hereto, unto CEDAR LAKE VENTURES ONE, LLC without qualification, limitation or exception.



[SIGNATURES ON NEXT PAGE]

25.
ck - 8556
D

TOWN OF CEDAR LAKE,
Lake County, Indiana,
a Municipal Corporation

By: 
Randell C. Niemeyer
Town Council President



ATTEST:

By: 
Amy J. Gross, Clerk-Treasurer

I affirm that I have taken reasonable care to redact each Social Security number in the attached document, unless required by law.

Prepared by: Patrick A. Schuster, Attorney at Law, 1201 N. Main St., Crown Point, IN 46307

EXHIBIT DESCRIPTION

SHEET 1 OF 2

PARCEL DESCRIPTION:

A PARCEL OF LAND BEING PART OF A TRACT OF LAND LYING IN THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN THE TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA, SAID TRACT BEING DESCRIBED AS EXHIBIT "A" (EASEMENT NO. 7) IN A RIGHT-OF-WAY EASEMENT RECORDED AS DOCUMENT NUMBER 95007227 ON FEBRUARY 8, 1995, IN THE OFFICE OF THE RECORDER OF SAID COUNTY, SAID PARCEL DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF UTOPIA BUSINESS, UNIT NUMBER ONE AS SHOWN IN PLAT BOOK 35, PAGE 106 IN THE OFFICE OF THE RECORDER OF SAID COUNTY, THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID SECTION, 52.00 FEET; THENCE EAST PERPENDICULAR TO SAID EAST LINE 185.00 FEET TO THE WEST LINE OF THE EAST 320.00 FEET OF SAID SECTION; THENCE SOUTH PARALLEL WITH SAID EAST LINE 20.00 FEET; THENCE WEST PERPENDICULAR TO SAID EAST LINE 185.00 FEET; THENCE SOUTH PARALLEL WITH SAID EAST LINE 4.3 FEET MORE OR LESS TO THE NORTH LINE OF A PARCEL OF LAND DESCRIBED TO SVT, LLC IN A LIMITED LIABILITY COMPANY WARRANTY DEED RECORDED APRIL 13, 2012 AS DOCUMENT NUMBER 2012-024929, IN SAID RECORDER'S OFFICE; THENCE WEST 20.00 FEET ALONG SAID NORTH LINE TO THE WEST LINE OF THE EAST 525.00 FEET OF SAID SECTION 28; THENCE NORTH 76.51 FEET MORE OR LESS, ALONG SAID WEST LINE OF THE EAST 525.00 FEET TO THE SOUTH LINE OF SAID UTOPIA BUSINESS, UNIT NUMBER ONE; THENCE EAST 20.00 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING.

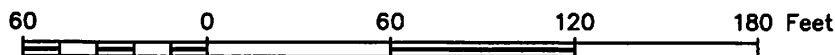


THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, OR A SURVEYOR LOCATION REPORT.

Reference Name: ROSSMAN
Survey Job No: S17564
Scale: 1"=60'
Drawn By: G.B.
Date: 4/5/17
/17564/17564.DWG
Sec. 28-34-9



Glen E. Boren



AFFECTED PARCEL:

TAX ID. 45-15-28-228-023.000-014
CEDAR LAKE VENTURES ONE, LLC
WARRANTY DEED
DOC. NO. 2007 079947
REC. 10/5/07



DVG Team Inc.
1155 Troutwine Road
Crown Point, IN 46307
Phone:(219) 662-7710
Fax:(219) 662-2740
www.dvgteam.com

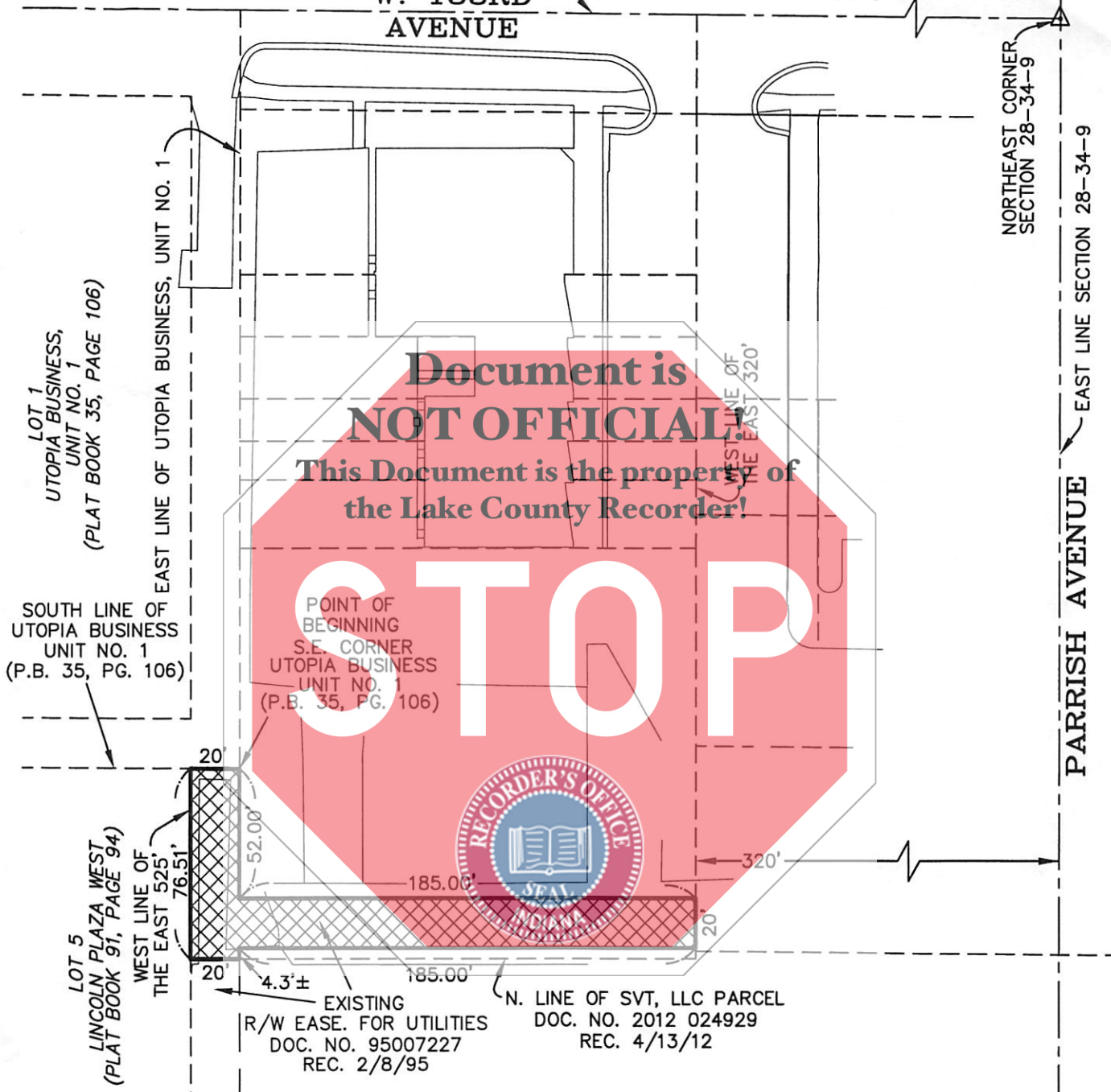
EXHIBIT DEPICTION

SHEET 2 OF 2

W. 133RD AVENUE NORTH LINE SECTION 28-34-9

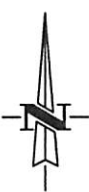
NORTHEAST CORNER SECTION 28-34-9

EAST LINE SECTION 28-34-9 PARRISH AVENUE



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 Drawn By: G.B. P.O.B. - POINT OF BEGINNING
 Date: 4/5/17
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 Sec. 28-34-9



AFFECTED PARCEL:
 TAX ID. 45-15-28-228-023.000-014
 CEDAR LAKE VENTURES ONE, LLC
 WARRANTY DEED
 DOC. NO. 2007 079947
 REC. 10/5/07



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