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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 056756

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MICHAEL B. BROWN
RECORDER

DURABLE LIMITED POWER OF ATTORNEY (REAL ESTATE)

I, **Flavio Vega**, as Trustee of the Flavio Vega and Rita M. Brusca-Vega Revocable Trust dated October 23, 2014, of Lake County, in the State of Indiana, do hereby designate

Carol Dobrzynski,

an adult, of Lake County, in the State of Indiana,

as my true and lawful attorney in fact with the authority, powers and purposes stated in this Durable Limited Power of Attorney (Real Estate).

I. POWERS AND PURPOSES

My attorney in fact shall have general authority with respect to real property pursuant to Indiana Code 30-5-5-2, pertaining to the real property described as:

Common Address: **1818 Fisher Street
Munster, IN 46321**

Parcel Number: **45-07-20-379-001.000-027**

Legal Description: **Lot 10 in Hill and Vale Estates, 2nd Addition to Munster, as per plat thereof, recorded in Plat book 33, page 97, in the Office of the Recorder of Lake County, Indiana.**

(hereinafter referred to as the "Real Estate").

The authority of my attorney in fact shall include, by way of illustration and not limitation, the following powers:

to acquire, own, manage, lease, mortgage, purchase, sell and otherwise deal with the Real Estate and have general authority with respect to real estate transactions;

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HOLD FOR GREATER INDIANA TITLE COMPANY

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\$25,000

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to sign, execute, make, draw and indorse promissory notes, checks or bills of exchange pertaining to loans for the purchase of the Real Estate and to waive demand, presentment, protest, notice of protest, and notice of non-payment of all such instruments;

to sign, execute, and deliver a deed;

to sign, execute, and deliver a Seller's Residential Real Estate Sales Disclosure form;

to sign, execute, and deliver a Sales Disclosure Form;

to sign, execute, and deliver a mortgage, mortgages, deed in trust, and/or deeds in trust;

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 me and to compromise, settle or discharge the same;

to make and execute any and all contracts pertaining to sale of the Real Estate;

to execute any and all documentation necessary to effectuate the purchase and sale of the Real Estate, including, but not limited to, closing statements, instruments of conveyance and supporting documentation, certifications, acknowledgements, and like instruments;

to make and execute any and all contracts pertaining to the purchase and sale of the personal property located on the Real Estate;

to receive and to demand all sums of money, debts, dues, accounts, bequests, interest and demands pertaining to the personal property located on the Real Estate which are now or shall hereafter become due or payable to me and to compromise, settle or discharge the same; and

to execute any and all documentation necessary to effectuate the purchase and sale of the personal property located on the Real Estate, including, but not limited to, closing statements, instruments of conveyance and supporting documentation, certifications, acknowledgements, and like instruments.

II. EFFECTIVE DATE AND TERMINATION

This power of attorney shall be effective as of the date it is signed by me. It shall not be terminated by my incapacity.

This power of attorney shall terminate upon delivery of a written revocation to the attorney in fact designated in this power of attorney. If this power of attorney is recorded, then this power of attorney shall terminate upon the execution and recordation with the Recorder's Office of the County where the Real Estate is located a written revocation hereof.

III. RATIFICATION AND INDEMNIFICATION

I hereby ratify and confirm all that my attorney in fact shall do by virtue hereof, and further 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.

The reference herein to Section 30-5-5-2 of the Indiana Powers of Attorney Act shall be deemed to be reference to the comparable provision or provisions of any amended or successor statute if such Act is amended or replaced.

My attorney in fact is required to render an accounting in writing to me within a reasonable time after my written or oral request for an accounting; and my attorney in fact is authorized to make photocopies of this instrument as frequently and in such quantity as my attorney in fact deems appropriate. Each photocopy shall have the same force and effect as the original.

IN WITNESS WHEREOF, **Flavio Vega**, as Trustee of the Flavio Vega and Rita M. Brusca-Vega Revocable Trust dated October 23, 2014, has executed this Durable Limited Power of Attorney (Real Estate) on this 4th day of August, 2017.

Flavio Vega

Flavio Vega, as Trustee of the Flavio Vega and Rita M. Brusca-Vega Revocable Trust dated October 23, 2014

STATE OF INDIANA)

COUNTY OF LAKE)

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

Before me, a Notary Public in and for said County and State, personally appeared **Flavio Vega**, as Trustee of the Flavio Vega and Rita M. Brusca-Vega Revocable Trust dated October 23, 2014, and acknowledged the execution of the foregoing Durable Limited Power of Attorney (Real Estate) and who, having first been duly sworn upon his oath, stated that the representations contained therein are true.

WITNESS my hand and Notarial Seal this 4th day of August, 2017.

Notary's Signature: *Kristi Greer*

Notary's Printed Name: KRISTI GREER

Notary's County of Residence: Lake

Notary's Commission Expires: 6/19/24

After recording return to:

Carol Dobrzynski
C/O Greater Indiana Title Company
8700 Broadway, Suite B
Merrillville, IN 46410



This instrument was prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86th Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366), referencing Greater Indiana Title Commitment Number IN002220.

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. Chris Fox