

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 060705

2017 SEP -8 AM 10:15

MICHAEL B. BROWN
RECORDER

DURABLE POWER OF ATTORNEY

KNOW ALL PERSONS BY THESE PRESENTS THAT I, Susan Wragg, do hereby make, constitute and appoint Stephen J. Wragg, my true and lawful attorney-in-fact for me and in my name to represent me in matters concerning the sale or transfer by me of certain real property, along with fixtures and personal property located therein, situated in the County of Lake, State of Indiana, more commonly known as 603 Wellington Dr., Dyer, IN 46311 and described as follows:

~~SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF~~

Said attorney-in-fact is hereby authorized to make, sign, execute and deliver such sales agreements, warranty deeds, quitclaim deeds, land contracts, bills of sale, affidavits, commitments, releases, closing statements, governmental forms and other documents as may be deemed necessary or expedient to consummate the sale and transfer of said property.

Said attorney-in-fact shall have the power to receive any and all sums of money or payments due or to become due as a result of the sale of said real estate and to deposit the proceeds thereof with any financial institution. Said attorney-in-fact shall have full power and authority to do and perform all acts necessary or expedient to consummate the sale and transfer of said property as I could do if personally present, and I hereby ratify and confirm all that said attorney-in-fact shall do or cause to be done.

This power of attorney is to be construed and interpreted as a Durable Power of Attorney. This Durable Power of Attorney shall not be affected by my disability or incapacity, except as provided by statute, it being my intent that this Durable Power of Attorney shall be exercisable and continue in full force and effect notwithstanding my subsequent mental or physical disability or incapacity and shall be valid until I die, am judicially declared incompetent, or revoke this Durable Power of Attorney by recording a written instrument to that effect in the Office of the Recorder of Lake County, Indiana.

IN WITNESS WHEREOF, the undersigned have executed this document on August 25, 2017.

Susan Wragg

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Susan Wragg who acknowledged the execution of the foregoing instrument, who acknowledged the foregoing instrument to be his/her free act and deed.

Witness my hand and Notary Seal this 28th day of August, 2017.

Signature:

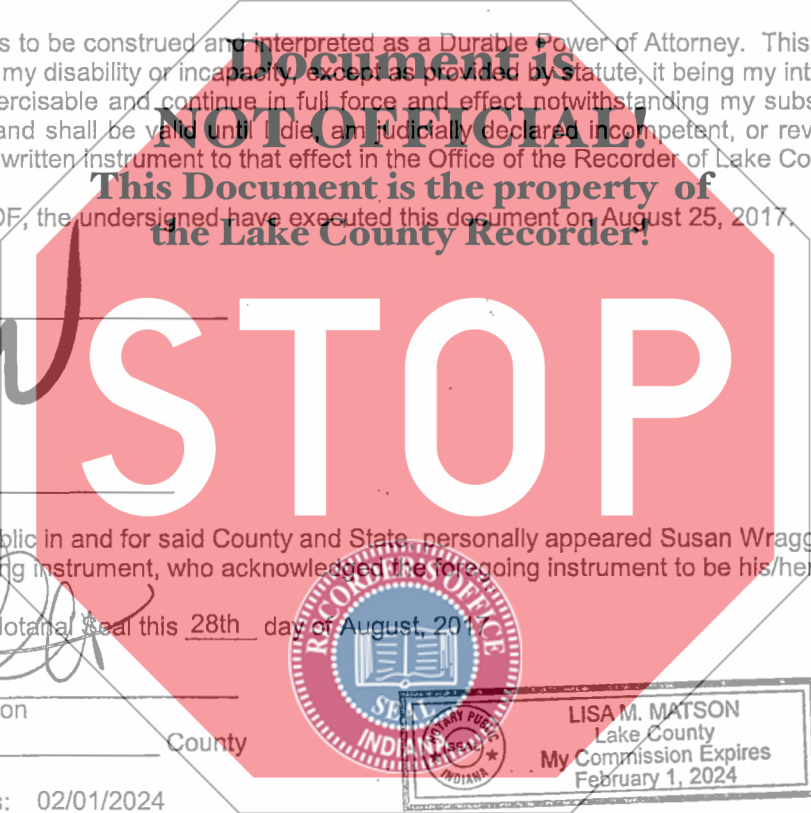
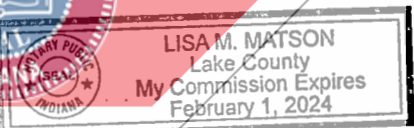
Printed: Lisa M. Matson

Resident of: Lake

County

State of: IN

My Commission expires: 02/01/2024



For APN/Parcel ID(s): 45-11-06-108-024.000-034

THAT PART OF LOT "L" IN PARKVIEW TERRACE 2ND ADDITION TO THE TOWN OF DYER, AS SHOWN IN PLAT BOOK 45, PAGE 125, IN LAKE COUNTY, INDIANA, DESCRIBED AS COMMENCING AT THE NORTHWEST CORNER OF SAID LOT "L"; THENCE SOUTH 0 DEGREES 16 MINUTES 45 SECONDS WEST ALONG THE WEST LINE OF LOT "L" A DISTANCE OF 645.27 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 43 MINUTES 14 SECONDS EAST A DISTANCE OF 127.24 FEET TO A POINT ON THE EAST LINE OF LOT "L"; THENCE SOUTH 0 DEGREES 46 MINUTES 00 SECONDS EAST ALONG SAID EAST LINE A DISTANCE OF 31.99 FEET; THENCE NORTH 89 DEGREES 43 MINUTES 14 SECONDS WEST A DISTANCE OF 127.83 FEET TO A POINT ON THE WEST LINE OF LOT "L"; THENCE NORTH 0 DEGREES 16 MINUTES 46 SECONDS EAST ALONG SAID WEST LINE A DISTANCE OF 31.98 FEET TO THE POINT OF BEGINNING.

Prepared By:

Timothy R. Kuiper

Austgen Kuiper Jasaitis P.C.

130 North Main Street, Crown Point, IN 46307

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: Lisa M. Matson.

Return To: Stephen Wragg and Susan Wragg

21430 Sail Road

Waynesville, MO 65583

FIDELITY NATIONAL
TITLE COMPANY

FNW1700891

\$25.00

FN