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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 070710

2017 OCT 19 AM 10:39

MICHAEL B. BROWN
RECORDER

Property No. 45-12-04-232-020.000-031

(Grantee)
Send tax statements to:
Chicago Capital LLC
PO BOX 110962
Campbell, CA 95011

TRUSTEE'S DEED

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THIS INDENTURE WITNESSETH THAT JPMorgan Chase Bank, National Association, as successor by merger to Bank One N.A., as successor by merger to Bank One Indiana, National Association, as successor by merger to NBD Bank, NA, as successor by merger to Bank One Trust Company, NA, as successor to the trust business of NBD Bank, National Association, as successor by name change of Gainer Bank, National Association, as successor by name change of Gary National Bank of Gary, Indiana, a National Banking Association in its capacity as Trustee, and not individually, of a Trust dated December 8, 1964 and known as Trust Number P 3823 and as thereafter amended, ("Grantor") pursuant to the powers of the Trustee set forth therein, hereby conveys all interest to Chicago Capital LLC, an Indiana limited liability company ("Grantee"), for good and valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana, to-wit:

ALL THAT PART OF THE NORTHEAST ONE-QUARTER, NORTHEAST ONE-QUARTER OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 8 WEST OF THE SECOND PRINCIPAL MERIDIAN AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE NORTHEAST ONE-QUARTER OF SAID SECTION 4; THENCE SOUTH ALONG THE EAST LINE OF SAID SECTION 4 A DISTANCE OF 393.06 FEET TO THE POINT OF COMMENCEMENT; THENCE WEST AT RIGHT ANGLES TO THE EAST LINE OF SAID SECTION 4, A DISTANCE OF 500.00 FEET; THENCE SOUTH AND PARALLEL TO THE EAST LINE OF SAID SECTION 4, A DISTANCE OF 200.00 FEET TO THE NORTH LINE OF A PARCEL OF REAL ESTATE DEEDED BY JOSEPH E. FINERTY AND WINIFRED FINERTY, HUSBAND AND WIFE, ON THE 25TH DAY OF NOVEMBER, 1964 AND RECORDED ON DECEMBER 9, 1964 IN BOOK 1279 AT PAGE 106 IN THE RECORDER'S OFFICE OF LAKE COUNTY, INDIANA, THENCE EAST ALONG THE AFORESAID LINE, A DISTANCE OF 500.00 FEET TO THE EAST LINE OF SECTION 4; THENCE NORTH ALONG THE EAST LINE OF SAID SECTION 4, A DISTANCE OF 200.00 FEET TO THE POINT OF COMMENCEMENT, ALL IN ROSS TOWNSHIP, LAKE COUNTY, INDIANA.

AND ALL THAT PART OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 8 WEST OF THE 2ND P.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST LINE OF SAID SECTION 4 AND 353.06 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE WEST AT RIGHT ANGLES A DISTANCE OF 500.00 FEET TO A POINT THAT IS 358.44 FEET SOUTH OF THE NORTH

HOLD FOR GREATER INDIANA TITLE COMPANY

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

1N002347
OCT 19 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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JTB

LINE OF SAID SECTION 4; THENCE, SOUTH PARALLEL TO AND 500.00 FEET DISTANT FROM THE EAST LINE OF SAID SECTION 4 A DISTANCE OF 40.00 FEET; THENCE EAST AT RIGHT ANGLES A DISTANCE OF 500.00 FEET TO THE EAST LINE OF SAID SECTION 4; THENCE NORTH ALONG THE EAST LINE OF SAID SECTION 4 A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING, ALL IN ROSS TOWNSHIP, LAKE COUNTY, INDIANA,

EXCEPT THE FOLLOWING DESCRIBED PARCEL:

ALL THAT PART OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 8 WEST OF THE 2ND P.M. MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST LINE AND 353.06 FEET SOUTH OF THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4; THENCE WEST AT RIGHT ANGLES TO THE EAST LINE OF THE NORTHEAST QUARTER OF THE SAID SECTION 4 A DISTANCE OF 500 FEET; THENCE SOUTH AND PARALLEL TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 4, A DISTANCE OF 27.10 FEET; THENCE EAST AT RIGHT ANGLES TO THE AFORESAID LINE, A DISTANCE OF 500 FEET; THENCE NORTH ON THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 4, A DISTANCE OF 27.10 FEET TO THE POINT OF BEGINNING, ALL IN THE TOWN OF MERRILLVILLE, LAKE COUNTY, INDIANA

(Commonly known as 3rd Broadway, Merrillville, Indiana 46410)

Subject to unpaid taxes not yet delinquent.

Subject to easements, restrictions and covenants of record, if any.

Grantor, in capacity as Trustee, and not individually, of Trust Number P 3824 and as thereafter amended, warrants that the Trustee has the full power and authority to sell, transfer and convey the real property under the terms of the Trust, that the Trust is in full force and effect as of the date of this Trustee's Deed, and that the real estate has not been withdrawn from operation of the Trust Agreement. JPMorgan Chase Bank, National Association, as successor by merger to Bank One N.A., as successor by merger to Bank One Indiana, National Association, as successor by merger to NBD Bank, NA, as successor by merger to Bank One Trust Company, NA, as successor to the trust business of NBD Bank, National Association, as successor by name change of Gainer Bank, National Association, as successor by name change of Gary National Bank of Gary, Indiana, a National Banking Association, in its capacity as Trustee, and not individually, of a Trust dated December 8, 1964 and known as Trust Number P 3823 and as thereafter amended and not personally as aforesaid, and is not to be held liable in its individual capacity in any way by reason of the same. Any recourse hereunder is only to be had against the Trust estate only.

DATED this 16th of October, 2017.

JPMorgan Chase Bank, National Association, as successor by merger to Bank One N.A., as successor by merger to Bank One Indiana, National Association, as successor by merger to NBD Bank, NA, as successor by merger to Bank One Trust Company, NA, as successor to the trust business of NBD Bank, National Association, as successor by name change of Gainer Bank, National Association, as successor by name change of Gary National Bank of Gary, Indiana, a National Banking Association

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By: Terrye L Underwood, a resident of Colorado
No. Vice President

Before me this 6th day of October, 2017, personally appeared Terrye L Underwood on behalf of JPMorgan Chase Bank, National Association, in its capacity as Trustee, and not individually, of Trust Number P3823 and as thereafter amended, in capacity as Vice President and acknowledged the execution of the foregoing Trustee's Deed, and acknowledged that same was executed as a free act and deed.

LINDA S. ANDERSON
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 19894015622
MY COMMISSION EXPIRES APRIL 12, 2018

Linda S. Anderson
Notary Public

Commission Expires: 4/12/2018



NOTARY
County of Residence: DENVER

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. *Ann Marie Woolwine*

This Instrument Prepared by: Ann Marie Woolwine #25501-45, Krieg DeVault LLP, 8001 Broadway, Suite 400, Merrillville, Indiana.