## NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL RECORDER STATE OF INDIANA

2021-017642

STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

9:24 AM 2021 Feb 26

## **QUIT-CLAIM DEED**

(CORPORATE)

This indenture witnesseth that JANOWSKY ENTERPRISES, LLC, an Indiana limited liability company ("Grantor"), hereby releases and quit-claims to DALE R. HUSEMAN AND KENNETH A. HUSEMAN, AS TRUSTES UNDER TRUST AGREEMENT DATED MAY 21, 2009 AND KNOWN AS THE HUSEMAN FAMILY LAND TRUST ("Grantee), for no consideration, the following Real Estate in Lake County in the State of Indiana, to wit:

PART OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 33 NORTH. RANGE 9 WEST WEST CREEK TOWNSHIP, LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT A 14NCH DIAMETER PIPE MARKING THE NORTHWEST CORNER OF REAL ESTATE DESCRIBED IN INSTRUMENT NO. 95002656 (HEREINAFTER REFERRED TO AS PARENT TRACT), SAID POINT LYING ON THE EAST RIGHT-OF-WAY LINE OF U.S. HIGHWAY 41; THENCE SOUTH 00 DEGREES 32 MINUTES 07 SECONDS EAST (BEARING BASED ON GEODETIC NORTH) ON SAID EAST RIGHT-OF-WAY LINE, BEING ALSO THE WEST LINE OF SAID PARENT TRACT, 659.90 FEET TO A 1-INCH DIAMETER PIPE MARKING THE SOUTHWEST CORNER OF A PARCEL OF LAND, ZONED B-3, DESCRIBED IN ORDINANCE 1577 OF THE COUNTY OF LAKE: THENCE SOUTH 89 DEGREES 23 MINUTES 12 SECONDS EAST ON THE SOUTH LINE THEREOF, 167.04 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89 DEGREES 23 MINUTES 12 SECONDS EAST 100.00 FEET: THENCE SOUTH 00 DEGREES 36 MINUTES 48 SECONDS WEST 100.00 FEET; THENCE NORTH 89 DEGREES 23 MINUTES 12 SECONDS WEST 100.00 FEET: THENCE NORTH 00 DEGREES 36 MINUTES 48 SECONDS EAST 100 FEET TO THE POINT OF BEGINNING, CONTAINING 0.23 ACRES, MORE OR LESS.

Commonly known as 10409 w. 157th, Lowell, IN 46356 Parcel ID No. 45-19-04-300-011.000-037

Grantee's Address:

Mail Tax Bills to:

Dale R. Huseman and Kenneth A. Huseman, as Trustees under the Trust Agreement dated May 21, 2009 and known as the Huseman Family Land Trust 10328 W. 151st Avenue

Cedar Lake, IN 46303

FEB 26 7071

FFB 2 6 2021

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## (NOT AN OFFICIAL DOCUMENT

Grantor hereby certifies under oath that no gross income tax is due by virtue of this Deed. The undersigned person executing this deed represents and certifies on behalf of the Grantor, that the undersigned, is the Manager of the Grantor and has been fully empowered by proper resolution, or by the by-laws or operating agreement of the Grantor, to execute and deliver this Deed; that the Grantor is a limited liability company in good standing in the State of Indiana; that the Grantor has full capacity to convey the real estate described; and that all necessary action for the making of this conveyance has been duly taken.

Dated this 24 day of February, 2021.

JANOWSKY ENTERPRISES, LLC. an Indiana limited liability company

STATE OF INDIANA )

COUNTY OF LAKE

stopenty of lake Before me, the undersigned, a Notary Public in and for said County and State, this 24 rday of February. 2021, personally appeared Timothy A. Janowsky, in his capacity as Manager of Janowsky Enterprises, LLC, an Indiana limited liability company, and who acknowledged execution of the foregoing Quit Claim Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

Susan M. Diamond, Notary Public

My Commission Expires:

April 28, 2027

County of Residence:

Lake

SUSAN M. DIAMOND Lake County April 28, 2027

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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.

/s/Richard E. Anderson

Me. (219).

Orlando Reconder This instrument prepared by: Richard E. Anderson, #2408-45