

**After Recording Return To:**

Northern Indiana Commuter  
Transportation District  
Attn: Michael Noland  
33 East U.S. Highway 12  
Chesterton, IN 46304

Space Above This Line for Recorder's Use

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS that, as a transfer to another governmental entity for no consideration, the **CITY OF HAMMOND, INDIANA** (hereinafter known as "GRANTOR"), conveys and warrants to the **NORTHERN INDIANA COMMUTER TRANSPORTATION DISTRICT**, an Indiana municipal corporation (hereinafter known as "GRANTEE"), all right, title, interest in and to the following described real estate located in Lake County, Indiana to-wit:

**See the attached Exhibits 'A-1', 'A-2', and 'A-3' for legal descriptions.**

**See the attached Exhibits 'B-1', 'B-2', and 'B-3' for parcel plats.**

**TOGETHER WITH** all the rights, privileges, tenements, appurtenances and improvements in anyway pertaining to or belonging to said Real Estate, and subject to all existing taxes, easements and restrictions of record associated therewith.

**Parcel 1 (WLC 134) – Exhibits A-1 and B-1**

**PROPERTY ADDRESS: 232 Brunswick Street, Hammond, IN 46327**

**PARCEL TAX ID#: 45-02-25-328-008.000-023**

**NON-TAXABLE**

Oct 12 2021

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

Page 1

No Sales Disclosure Needed  
Oct 12 2021  
By: FGR  
Office of the Lake County Assessor

Parcel 2 (WLC 180) – Exhibits A-2 and B-2

PROPERTY ADDRESS: 252 Marble Street, Hammond, IN 46320

PARCEL TAX ID#: 45-02-25-336-009.000-023

Parcel 3 (WLC 202) – Exhibits A-3 and B-3

PROPERTY ADDRESS: 217 Hanover Street, Hammond, IN 46327

PARCEL TAX ID#: 45-02-25-328-013.000-023

GRANTEE'S ADDRESS FOR TAX MAILING PURPOSES: 33 East U.S. Highway 12, Chesterton, IN 46304

IN WITNESS WHEREOF, said Grantor has executed and delivered this Warranty Deed under seal this 30 day of September, 2021.

CITY OF HAMMOND, INDIANA

By: Kevin L Margraf  
Signature

Its: President  
Title

Kevin L Margraf  
Printed Name

APPROVED  
BOARD OF  
PUBLIC WORKS & SAFETY  
HAMMOND, INDIANA

Date: September 30, 2021

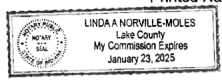
STATE OF INDIANA )  
 ) SS:  
COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for the above-referenced County and State, on this 30<sup>th</sup> day of September, 2021, did personally appear Kevin L. Marjat, the President Board of Public Works & Safety of the City of Hammond, Indiana, and acknowledged the execution of the foregoing deed as a free and voluntary act.

Witness my hand and seal.

Linda Norville-Moles  
Notary Public  
Linda Norville-Moles  
Printed Name

My Commission Expires: 10/30/25



I affirm under the penalties for perjury that I have taken reasonable care to redact each social security number associated with this document, unless otherwise required by law.

/s/ L. Charles Lukmann, III - Attorney

This instrument prepared by:  
L. Charles Lukmann, III  
HARRIS WELSH & LUKMANN  
107 Broadway  
Chesterton, IN 46304  
Telephone (219) 926-2114

**EXHIBIT 'A-1'**

Lot number Eight (8) in Block number Five (5) as marked and laid down on the recorded plat of the North Side Addition to Hammond in Lake County, Indiana.

Tax ID #: 45-02-25-328-008.000-023

Property of Lake County Recorder



# NOT AN OFFICIAL DOCUMENT

LAKE COUNTY, INDIANA, 021-52367, 1.5

## EXHIBIT 'A-2'

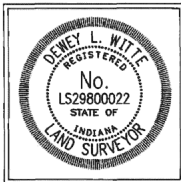
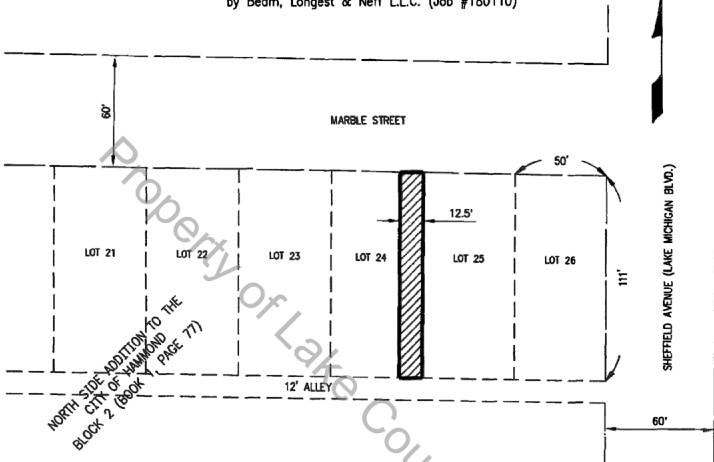
The East twelve and one half (12 ½) feet of lot number Twenty Four (24) in Block numbered Two (2) in North Side Addition to the Town, now City, of Hammond, Lake County, Indiana.

Tax ID #: 45-02-25-336-009.000-023

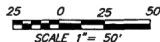
Property of Lake County Recorder

## PARCEL PLAT

Prepared for the Northern Indiana Commuter Transportation District  
by Beam, Longest & Neff L.L.C. (Job #180110)



**NOTE:**  
THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A FIELD CHECK. ITS SOLE PURPOSE IS FOR GRAPHIC REPRESENTATION AND IN NO WAY IS TO BE CONSTRUED AS A BOUNDARY SURVEY.



*Dewey L. Witte* 01/31/2019  
 Dewey L. Witte Date  
 Registered Land Surveyor No. LS29800022  
 State of Indiana

**BLN:**  
 BEAM, LONGEST & NEFF  
 8320 Craig St. Indianapolis, Indiana 46250  
 Telephone: (317) 849-5832  
 www.b-l-n.com

	<b>PROPOSED TOTAL TAKE</b>
OWNER: CITY OF HAMMOND	DRAWN BY: M.A. BLOSWICK 01-28-2019
PROJECT: NICTD - WEST LAKE CORRIDOR	CHECKED BY: D.L. WITTE 01-31-2019
PARCEL: 180	DEED BOOK 117, PAGE 164, DATED 09-21-1906  <div style="border: 1px solid black; height: 40px; width: 100%;"></div>
TAX ID #: 45-02-25-336-009.000-023	
SECTION: 25	
TOWNSHIP: 37 N.	
RANGE: 10 W.	
COUNTY: LAKE	

Dimensions shown are from the above listed Record Documents.

**EXHIBIT 'A-3'**

The East thirty-three (33) feet of Lot Twenty-Eight (28) in Block Five (5), in North Side Addition to the Town, Now City, of Hammond, as per plat thereof, in Plat Book 1, Page 77 in the Officer of the Recorder of Lake County, Indiana.

Tax ID #: 45-02-25-328-013.000-023

Property of Lake County Recorder

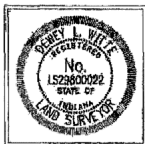
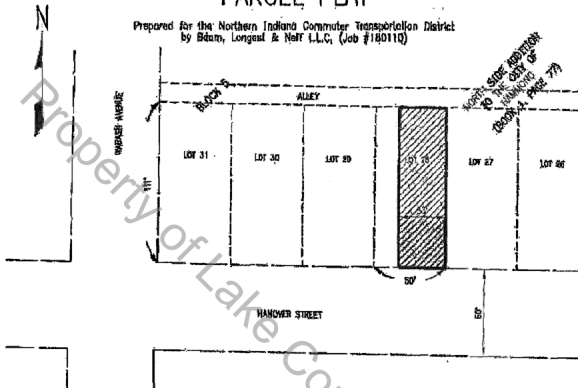


## RIGHT OF WAY PARCEL PLAT

### EXHIBIT "B-3" PARCEL PLAT

SHEET 1 OF 1

Prepared for the Northern Indiana Commuter Transportation District  
by Blum, Longest & Neff L.L.C. (Job #180110)



**NOTE:**  
THIS PLAN WAS PREPARED WITHOUT BENEFIT  
OF A FIELD CHECK. ITS SOLE PURPOSE IS FOR  
GRAPHIC REPRESENTATION AND IN NO WAY  
IS TO BE CONSIDERED AS A BOUNDARY SURVEY.



*Dorey L. Witte* 01/31/2019  
Date

Dorey L. Witte  
Registered Land Surveyor No. LS2860022  
State of Indiana

**BLN:**

Blum, Longest & Neff  
1910 E. Eisenhower Indpls, IN 46231  
Tel: (317) 810-3332  
www.blnc.com

	<b>PROPOSED TOTAL TAKE</b>
<b>OWNER:</b> CITY OF HAMMOND	<b>DRAWN BY:</b> M.A. BLOSCHKE 01-24-2019
<b>PROJECT:</b> NICTD - WEST LAKE CORRIDOR	<b>CHECKED BY:</b> D.L. WITTE 01-31-2019
<b>PARCEL:</b> 202	INSTRUMENT #2018-038216, DATED 05-31-2018
<b>TAX ID #:</b> 45-82-25-320-011000-023	
<b>SECTION:</b> 25	
<b>TOWNSHIP:</b> 37 N.	
<b>RANGE:</b> 10 W.	
<b>COUNTY:</b> LAKE	

Dimensions shown are from the above listed Record Documents.