

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Aug 18 2022 VH  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

2022-534102  
08/18/2022 02:07 PM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 4

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## CORRECTIVE DEED IN TRUST

The Grantor(s), JAMES B. DREW and JULIE C. DREW, husband and wife, of the County of Lake and State of Indiana, correcting the Deed in Trust previously recorded as Document 2021-538916 and recorded on November 19, 2021, for and in consideration of ZERO AND NO/100 (\$0.00) DOLLARS, convey and warrant unto:

JAMES B. DREW and JULIE C. DREW

as co-trustees under the JAMES B. AND JULIE C. DREW TRUST #466 dated December 6th, 2006, as amended (hereinafter referred to as "said trustee", regardless of the number of trustees.) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Lake in the State of Indiana, to-wit:

LOTS 2 AND 3 OF HEAVEN'S EDGE RANCH, PART OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 34 NORTH, RANGE 7 WEST, WINFIELD TOWNSHIP, LAKE COUNTY, INDIANA, DESCRIBED AS:

A PARCEL OF LAND IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 34 NORTH, RANGE 7 WEST, LAKE COUNTY, INDIANA, BEGINNING AT A POINT ON THE WEST LINE OF SAID SOUTHEAST QUARTER WHICH IS NORTH 00 DEGREES 46 MINUTES 07 SECONDS EAST OF THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER 928.65 FEET, THENCE NORTH 00 DEGREES 46 MINUTES 07 SECONDS WEST ALONG SAID WEST LINE 713.67 FEET, THENCE SOUTH 89 DEGREES 54 MINUTES 17 SECONDS EAST PARALLEL TO THE NORTH LINE OF SAID SOUTHEAST QUARTER 1293.52 FEET, THENCE SOUTH 00 DEGREES 46 MINUTES 07 SECONDS WEST PARALLEL TO THE WEST LINE OF SAID SOUTHEAST QUARTER 715.64 FEET, THENCE NORTH 89 DEGREES 49 MINUTES 33 SECONDS WEST PARALLEL TO THE SOUTH LINE OF SAID SOUTHEAST QUARTER 1293.50 FEET TO THE POINT OF

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BEGINNING. CONTAINING 21.22 ACRES AND SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS.

EXCEPT, THAT PART OF SAID SE 1/4 DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF SAID SE 1/4, 1351.86 FEET NORTH OF THE SW CORNER THEREOF; THENCE N.00°46'07"E., ALONG SAID WEST LINE, 150.00 FEET; THENCE S.88°04'42"E., 508.50 FEET; THENCE S.01°03'30"W., 193.06 FEET; THENCE N.83°14'11"W., 510.21 FEET TO THE POINT OF BEGINNING. CONTAINING 2.00 ACRES. MORE OR LESS.

Parcel number: 45-17-18-451-010.000-047 (Lot 2 of Heaven's Edge Ranch)  
Property Address: 12321 Gibson Street, Winfield, IN 46307

Parcel number: 45-17-18-451-011.000-047 (Lot 3 of Heaven's Edge Ranch)  
Property Address: 12345 Gibson Street, Winfield, IN 46307

Grantee's Address: 174 High Point Trail, Dyer, IN 46311

Subject to covenants, conditions and restrictions of record, zoning, easements, rights of way, ditches and drains, and real estate taxes.

THIS IS AN EXEMPT TRANSACTION – NO CONSIDERATION

THIS IS NOT HOMESTEAD AS TO ANY GRANTOR

*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. Thomas A. Appel*

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in

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relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument. (a) that at the time of the delivery thereof the trust created by this Indenture and by said trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said grantor hereby expressly waives and release any and all right or benefit under and by virtue of any and all statutes of the State of Indiana, providing for the exemption of homesteads from sale on execution or otherwise.

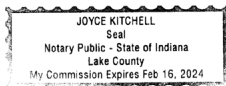
IN WITNESS WHEREOF, the said JAMES B. DREW AND JULIE C. DREW have hereunto set their hands and seals this 12<sup>th</sup> day of August, 2022.

  
James B. Drew

  
Julie C. Drew

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STATE OF INDIANA )  
 ) SS.  
COUNTY OF LAKE )



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JAMES B. DREW AND JULIE C. DREW are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 12<sup>th</sup> day of August, 2022.

Joyce Kitchell  
Notary Public

My Commission Expires: 2-16-24

MAIL TO:

Thomas A. Appel, P.C.  
18311 North Creek Drive, Suite I  
Tinley Park, IL 60477

MAIL TAX BILLS TO:

James and Julie Drew  
174 High Point Trail  
Dyer, IN 46311

This instrument prepared by: Thomas A. Appel; Attorney at Law, 18311 North Creek Drive, Suite I, Tinley Park, IL 60477 (708) 468-8165