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NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2022-039470

2:29 PM 2022 Nov 22

TEMPORARY HIGHWAY EASEMENT GRANT
(GENERAL)

Form T-3
Revised 12/2021

TITLE ACQUIRED BY :

Project:	1600693
Code:	6605
Parcel:	3
Page:	1 of 5

INST. # 94011262 (Deed Record)
INST. # 95030757 (Landscape Easement)

THIS INDENTURE WITNESSETH, That The Lake County Parks and Recreation Board, a public body corporate and politic organized and existing under the laws of the State of Indiana, the Grantor(s) of Lake County, State of Indiana Grant(s) to the **STATE OF INDIANA**, the Grantee, for and in consideration of the sum of Twenty Five Thousand Dollars (\$25,000.00) (of which said sum \$0.00 represents land improvements acquired and \$25,000.00 represents land temporarily encumbered and damages) and other valuable consideration, the receipt of which is hereby acknowledged, a temporary easement to enter upon and have possession of the Real Estate of the Grantor(s) for the purpose of demolition and working room, which said work is incidental to the construction of the highway facility known as SR 51 and as Project 1600693, which said Real Estate situated in the County of Lake, State of Indiana, and which is more particularly described in the legal description(s) attached hereto as Exhibit "A" which is incorporated herein by reference, which said temporary easement shall be extinguished, become void and revert to the Grantor(s) and/or the Grantor(s) successor(s) in title upon completion of the said Project. Said extinguishment shall be evidenced by a release document, which shall be executed and recorded by the Grantee, at no cost to the Grantor(s).

FILED
NOV 22 2022
JOHN E. PETALAS
LAKE COUNTY AUDITOR

Interests in land acquired by the Indiana
Department of Transportation
Grantee mailing address:
100 North Senate Avenue N758-RE
Indianapolis, Indiana 46204-2219
I.C. 8-23-7-31

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Form T-3
Revised 05/2019

Project:	<u>1600693</u>
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The undersigned represent and warrant that they are the Board Members of the Grantor, that pursuant to resolution of the they have full authority to manage the affairs of said Board and sign and execute documents on its behalf and that said authority has not been revoked, and that they are therefore, fully authorized and empowered to convey to the State of Indiana real estate of the County, and that on the date of execution of said conveyance instruments they had full authority to so act.

Any and all timber, shrubbery, fences, buildings and any other improvements situated within the area of the temporary easement granted herein shall become the property of the State of Indiana except:

None

The said Grantor(s) acknowledge(s) that all provisions of this grant of temporary easement are as stated and set forth herein and that no verbal agreements or promises exist with respect thereto.

This temporary conveyance is subject to any and all easements, conditions and restrictions of record. However, the said Grantor(s), for the purpose of inducing the State of Indiana to accept this grant and to pay the hereinbefore referenced consideration, represent(s) that the Grantor(s) is / are the owner(s) in fee simple of the Real Estate and that there exist no encumbrances, conditions, restrictions, leases, liens (except current real estate taxes and assessments) of any kind or character which would be inconsistent with the temporary rights granted herein.

Open Public Lake County Recorder

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Form T-3
Revised 05/2019

Project: 1600693
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IN WITNESS WHEREOF, the said Grantor(s) have executed this instrument
this 25th day of April, 2022.

The Lake County Parks and Recreation Board, a public body corporate and politic organized and existing under the laws of the State of Indiana

[Signature] (Seal) _____ (Seal)
Signature Signature

JWA Basala (CEO)
Printed Name _____ Printed Name

Signature _____ (Seal) Signature _____ (Seal)

Printed Name _____ Printed Name

Signature _____ (Seal) Signature _____

Printed Name _____ Printed Name

Property of Lake County Recorder

NOT AN OFFICIAL DOCUMENT

Form T-3
Revised 05/2019

Project: 1600693
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STATE OF: Indiana :
COUNTY OF Lake : SS:

Before me, a Notary Public in and for said State and County, personally appeared

Tim Basala of The Lake County Parks and Recreation Board, a public body corporate and politic organized and existing under the laws of the State of Indiana, the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be their voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

Witness my hand and Notarial Seal this 25th day of April, 2022.

Signature Marsha A. Rodriguez
Printed Name Marsha A. Rodriguez
My Commission expires 4/4/2030
I am a resident of Lake County.



Property of Lake County Recorder

NOT AN OFFICIAL DOCUMENT

EXHIBIT "A"

PROJECT: 1600693

CODE: 6605

PARCEL: 3B (Temporary)

STATE ID: 45-09-29-480-047.000-018

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 7 WEST OF THE SECOND PRINCIPAL MERIDIAN, HOBART TOWNSHIP, LAKE COUNTY INDIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 29; THENCE NORTH 89°49'24" WEST (BASIS OF BEARINGS) ON THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 29, A DISTANCE OF 141.05 FEET; THENCE NORTH 00°10'36" EAST A DISTANCE OF 42.87 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY OF THE FORMER ELGIN, LOJET AND EASTERN RAILROAD, BEING THE POINT OF BEGINNING; THENCE NORTH 45°47'25" EAST ON SAID NORTHERLY LINE, A DISTANCE OF 150.63 FEET; THENCE SOUTH 01°08'04" EAST A DISTANCE OF 54.32 FEET; THENCE 37°26'01" WEST A DISTANCE OF 31.94 FEET; THENCE SOUTH 60°18'15" WEST A DISTANCE OF 27.11 FEET; THENCE SOUTH 79°46'17" WEST A DISTANCE OF 67.15 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 0.096 ACRES, MORE OR LESS.

THIS DESCRIPTION WAS PREPARED FOR THE INDIANA DEPARTMENT OF TRANSPORTATION BY ROBERT S. ALOI, INDIANA REGISTERED LAND SURVEYOR, LICENSE NO. 20200024, ON THE 5TH DAY OF APRIL, 2021.

THIS DESCRIPTION WAS COMPOSED FROM RECORDED INSTRUMENTS, AND WAS NOT BASED ON A BOUNDARY SURVEY.



Robert S. Aloï, PS 20200024



TERRITORIAL ENGINEERING, LLC

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SHEET 1 OF 1

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EXHIBIT "A"

PROJECT: 1600693

CODE: 6605

PARCEL: 3C (Temporary)

STATE ID: 45-09-28-304-015.000-018

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 36 NORTH, RANGE 7 WEST OF THE SECOND PRINCIPAL MERIDIAN, HOBART TOWNSHIP, LAKE COUNTY INDIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 28; THENCE NORTH 01°08'04" WEST [BASIS OF BEARINGS] ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 28, A DISTANCE OF 119.49 FEET; THENCE NORTH 88°51'56" EAST A DISTANCE OF 84.92 FEET TO A POINT ON THE SOUTHERLY LINE OF THE FORMER ELGIN, JOLIET AND EASTERN RAILROAD; BEING THE POINT OF BEGINNING; THENCE NORTH 18°25'43" WEST A DISTANCE OF 111.06 FEET TO A POINT ON THE NORTHERLY LINE OF SAID FORMER RAILROAD; THENCE NORTH 45°47'25" EAST ON SAID NORTHERLY LINE, A DISTANCE OF 80.42 FEET; THENCE SOUTH 44°11'20" EAST A DISTANCE OF 100.01 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID FORMER RAILROAD; THENCE SOUTH 45°47'32" WEST ON SAID SOUTHERLY LINE, A DISTANCE OF 128.69 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 0.240 ACRES, MORE OR LESS.

THIS DESCRIPTION WAS PREPARED FOR THE INDIANA DEPARTMENT OF TRANSPORTATION BY ROBERT S. ALOI, INDIANA REGISTERED LAND SURVEYOR, LICENSE NO. 20200024, ON THE 25TH DAY OF JANUARY, 2021.

THIS DESCRIPTION WAS COMPOSED FROM RECORDED INSTRUMENTS, AND WAS NOT BASED ON A BOUNDARY SURVEY.



Robert S. Aloï, PS 20200024

