

2023-12963
09/11/2023 12:33 PM
TOTAL FEES: 25.00
BY: LAK
PG #: 3
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

PARTIAL RELEASE OF ASSIGNMENT OF RENTS

THIS CERTIFIES that a certain Assignment of Rents executed by BIBLE BAPTIST CHURCH OF HIGHLAND, INC., AN INDIANA CORPORATION to Centier Bank, an Indiana Corporation, dated February 8, 2022, and recorded under document number 2022-507231 on February 16, 2022, in the Recorder's Office of LAKE County, State of Indiana is hereby released and satisfied as to:

PARCEL 2: PART OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 1; THENCE NORTH 00 DEGREES 58 MINUTES 30 SECONDS WEST, ALONG THE WEST LINE OF SAID SECTION 1, A DISTANCE OF 1,062.86 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 09 SECONDS EAST, 221.11 FEET; THENCE SOUTH 00 DEGREES 59 MINUTES 09 SECONDS EAST, 1,058.23 FEET TO THE SOUTH LINE OF SAID SECTION 1; THENCE SOUTH 88 DEGREES 01 MINUTES 53 SECONDS WEST, 221.11 FEET TO THE POINT OF BEGINNING.

PARCEL 3: PART OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF SAID SECTION 1, AND 221.11 FEET EAST OF THE SOUTHWEST CORNER THEREOF; THENCE NORTH 00 DEGREES 59 MINUTES 09 SECONDS WEST, 1,058.23 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 09 SECONDS EAST, 218.80 FEET; THENCE SOUTH 00 DEGREES 59 MINUTES 09 SECONDS EAST, 1,054.48 FEET TO THE SOUTH LINE OF SAID SECTION 1; THENCE SOUTH 88 DEGREES 01 MINUTES 53 SECONDS WEST, 218.80 FEET TO THE POINT OF BEGINNING.

PARCEL 4: PART OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 12; THENCE SOUTH 01 DEGREES 25 MINUTES 43 SECONDS EAST, ALONG THE WEST LINE OF SAID SECTION 12, A DISTANCE OF 2,203.88 FEET TO THE CENTERLINE OF TURKEY CREEK; THENCE NORTH 68 DEGREES 21 MINUTES 25 SECONDS EAST, ALONG THE CENTERLINE OF TURKEY CREEK, 218.07 FEET; THENCE NORTH 00 DEGREES 59 MINUTES 09 SECONDS WEST, 2,130.68 FEET TO THE NORTH LINE OF SAID SECTION 12; THENCE SOUTH 88 DEGREES 01 MINUTES 53 SECONDS WEST, 221.11 FEET TO THE POINT OF BEGINNING. EXCEPT THAT PART LYING WITHIN THE WEST 8 ACRES OF LAND SET OFF TO JACOB REDER IN PARTITION CASE NO. 7013, LAKE CIRCUIT COURT, AND WHICH IS A PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 11 AND OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 9 WEST AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 1196.7 FEET EAST OF THE NORTHWEST CORNER OF SAID EAST HALF OF THE NORTHEAST QUARTER OF SECTION 11, THENCE SOUTH 2230.5 FEET TO TURKEY CREEK; THENCE NORTHEASTERLY ALONG SAID CREEK CROSSING THE SECTION LINE 171.9 FEET TO A STAKE, THENCE NORTH PARALLEL TO THE SECTION LINE 2158.5 FEET TO A STAKE ON THE NORTH LINE OF SECTION 12, THENCE WEST 156.23

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FEET ON THE SECTION LINE TO THE PLACE OF BEGINNING, IN LAKE COUNTY, INDIANA, AND EXCEPTING THEREFROM THE EAST 30 FEET OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 12, AND THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 11, IN TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11, AND RUNNING THENCE EAST 1352.93 FEET TO A STAKE; THENCE SOUTH PARALLEL WITH THE SECTION LINE OF 2158.5 FEET TO THE CENTER LINE OF THE OLD TURKEY CREEK DITCH; THENCE SOUTHWESTERLY ALONG THE CENTER LINE OF SAID TURKEY CREEK DITCH 171.9 FEET TO A STAKE; THENCE WESTERLY ALONG THE CENTER LINE OF SAID TURKEY CREEK DITCH TO A POINT 280 FEET NORTHEASTERLY OF THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11; THENCE SOUTHWESTERLY ALONG THE CENTER LINE OF SAID TURKEY CREEK DITCH 280 FEET TO A STAKE IN THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11; THENCE WEST 300 FEET TO THE WEST LINE OF THE EAST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 11; THENCE NORTH TO THE PLACE OF BEGINNING, EXCEPTING THEREFROM THE RIGHT OF WAY OF THE CHICAGO AND ERIE RAILROAD.

PARCEL 5: PART OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH LINE OF SAID SECTION 12, AND 221.11 FEET EAST OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH 00 DEGREES 59 MINUTES 09 SECONDS EAST, 2,130.68 FEET TO THE CENTERLINE OF TURKEY CREEK; THENCE NORTH 68 DEGREES 21 MINUTES 25 SECONDS EAST, ALONG THE CENTERLINE OF TURKEY CREEK, 233.80 FEET; THENCE NORTH 00 DEGREES 59 MINUTES 09 SECONDS WEST, 2,051.95 FEET TO THE NORTH LINE OF SAID SECTION 12; THENCE SOUTH 88 DEGREES 01 MINUTES 53 SECONDS WEST, 218.80 FEET TO THE POINT OF BEGINNING.

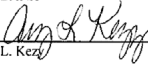
PARCEL 6: PART OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE WEST LINE OF SAID SECTION 1, AND 1,592.49 FEET NORTH OF THE SOUTHWEST CORNER THEREOF (SAID POINT BEING IN THE CENTER OF REDER ROAD); THENCE SOUTH 83 DEGREES 35 MINUTES 46 SECONDS EAST, 402.64 FEET TO THE POINT OF BEGINNING; THENCE SOUTH ON A LINE SOUTH 08 DEGREES 01 MINUTES 47 SECONDS WEST, 20.0 FEET; THENCE SOUTHWEST ON A LINE SOUTH 15 DEGREES 28 MINUTES WEST, 196.10 FEET; THENCE WEST ON A LINE SOUTH 86 DEGREES 30 MINUTES WEST, 120.0 FEET; THENCE SOUTH ON A LINE SOUTH 00 DEGREES 59 MINUTES 11 SECONDS EAST, 268.29 FEET; THENCE EAST ON LINE NORTH 89 DEGREES 00 MINUTES 49 SECONDS EAST, 205.50 FEET; THENCE NORTH ON A LINE NORTH 00 DEGREES 59 MINUTES 09 SECONDS WEST, 473.46 FEET TO THE CENTERLINE OF REDER ROAD; THENCE NORTHWEST ALONG SAID CENTERLINE, 40.58 FEET TO THE POINT OF BEGINNING (EXCEPT THE NORTH 20.00 FEET TAKEN FOR REDER ROAD RIGHT-OF-WAY AND EXCEPT THAT PART DEEDED TO DOROTHY REDER BY DEED RECORDED AS DOCUMENT 2000 084186 DESCRIBED AS FOLLOWS: A PARCEL IN THE WEST HALF OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTERLINE OF REDER ROAD AND THE WEST LINE OF SAID SECTION 1; THENCE SOUTHEAST ALONG SAID CENTERLINE FOR A DISTANCE OF 381.64 FEET, HAVING A BEARING OF SOUTH 83 DEGREES 35 MINUTES 46 SECONDS

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EAST; THENCE SOUTH ON A LINE HAVING A BEARING OF SOUTH 00 DEGREES 59 MINUTES 09 SECONDS EAST FOR A DISTANCE OF 96.51 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH ON SAID LINE FOR A DISTANCE OF 117.49 FEET; THENCE WEST ON A LINE FOR A DISTANCE OF 23.0 FEET HAVING A BEARING OF SOUTH 86 DEGREES 30 MINUTES WEST; THENCE NORTHEAST ON A LINE FOR A DISTANCE OF 101.9 FEET HAVING A BEARING OF SOUTH 15 DEGREES 28 MINUTES WEST TO THE POINT OF BEGINNING, IN THE TOWN OF GRIFFITH, LAKE COUNTY, INDIANA.

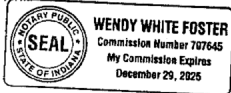
IN WITNESS WHEREOF, the said Centier Bank, has caused this instrument to be signed by Amy L. Kezy, Vice President this day September 8, 2023.

CENTIER BANK

By 
Amy L. Kezy
Vice President

STATE OF INDIANA, PORTER COUNTY, ss:

Before me, the undersigned, Notary Public in and for said State and County, this day September 8, 2023, personally appeared Amy L. Kezy, Vice President, known to me to be such officer, she signed and delivered the annexed Partial Release of Assignment of Rents, pursuant to the authority of the Board of Directors of Centier Bank, as their free and voluntary act and deed, and as the free and voluntary act and deed of Centier Bank, for the uses and purposes therein set forth.



Witness my hand and official seal.


Notary Public

This instrument prepared by: Alex Vargas, Senior Commercial Loan Documentation Specialist, Centier Bank. I affirm, under penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law. Alex Vargas, Senior Commercial Loan Documentation Specialist of Centier Bank.

Return Release To: Centier Bank, Attn: CDP, 600 E. 84th Avenue, Merrillville, IN 46410