

348

Inner Belt Thoroughfare (N.W. Sec) four lots
fronting on north side of Colfax Ave., mid-
way between Scott & LaPorte

Sold by City

3-24-76

*N E Carner
Innubelt + Colfax deed # 348*

AUDITOR'S RECORD	
Transfer No.	_____
Taxing Unit	_____
Date	_____

QUIT-CLAIM DEED

THE CIVIL CITY OF SOUTH BEND, a municipal corporation
of the State of Indiana
the Grantor

Release and Quit-Claim to

SOUTHOLD HERITAGE FOUNDATION, INC. an Indiana
not for profit corporation
the Grantee

for and in consideration of One (\$1.00) Dollar and other good and valuable consideration

the receipt of which is hereby acknowledged, Real Estate in St. Joseph County,
in the State of Indiana, described as follows:

A tract of land in the Northeast Quarter (1/4) of Section Eleven,
Township Thirty-Seven North, Range Two East (11-T37N-R2E), described
to wit:

Commencing at a point seven feet (7') west of the southeast corner
of Lot Seventeen (17) of Francis L. Keefer's Subdivision of Bank Out
Lot 29 and 30 of State Bank 1st Addition; thence, due west to the
easterly right-of-way line of the Innerbelt (Chapin Street); thence
in a northeasterly direction along said right-of-way line to a point
on the north line of Lot Eighteen (18) of Keefer's Subdivision of
Bank Out Lots 29 and 30; thence, due east to a point seven feet (7')
west of the northeast corner of Lot Seventeen (17) of Keefer's Sub-
division of Bank Out Lots 29 and 30; thence south to the point of
commencement. All in Portage Township, St. Joseph County, Indiana.

Subject to all taxes and restrictions of record.

Signed and dated on March 5, 19 76.

State of Indiana, St. Joseph County, ss:

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

PETER J. NEMETH AND IRENE K. GAMMON,
known to me to be the Mayor and City
Clerk, respectfully, of the Civil City
of South Bend, a municipal corporation
of the State of Indiana.

Peter J. Nemeth
Signature

PETER J. NEMETH, MAYOR
Typed or printed name

Irene K. Gammon
Signature

IRENE K. GAMMON, CITY CLERK
Typed or printed name

and acknowledged the execution of the foregoing deed on

March 5, 19 76.

Barbara J. Byers
Signature

Barbara J. Byers
Typed or printed name

My commission expires February 10, 1980

Signature

Typed or printed name

Signature

Typed or printed name

Prepared by Wm. P. Stanley, Deputy City Attorney, South Bend, Indiana
Attorney at Law

348
25035

ST. JOSEPH CO.
INDIANA
FILED FOR RECORD

AUG 24 10 48 AM '67

BOOK 691 PAGE 596-597
EDWIN A. WALCZYNSKI
RECORDER

INDEXED

DULY ENTERED FOR TAXATION
EMERY L. MOLNAR
AUDITOR
ST. JOSEPH CO., INDIANA

8-24-67

Mail to North Central Appraisal Company,
410 West Washington
South Bend, Indiana.

#348
27

BOOK 691 PAGE 596

25035

Transfer 11353

Taxing Unit \$

Date 8-24-67

WARRANTY DEED

ST. JOSEPH CO.
INDIANA
FILED FOR RECORD
AUG 24 10 40 AM '67

BOOK PAGE
EDWIN A. KALCZYNSKI
RECORDER

THIS INDENTURE witnesseth that HAROLD MEDOW and GENEVIEVE R. MEDOW, his wife, DONALD B. MEDOW and SHARON MEDOW, his wife, and LAWRENCE J. MEDOW and JUDITH MEDOW, his wife, of St. Joseph County in the State of Indiana convey and warrant to the CITY OF SOUTH BEND, INDIANA, a municipal corporation, of St. Joseph County, State of Indiana, for and in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in St. Joseph County, in the State of Indiana:



All of Lot Numbered 18 and a lot or parcel of land 41 feet in width, East and West, taken off of the entire length of the West side of Lot Numbered 17, and another lot or parcel of land 25 feet in width, East and West, taken off of and from the entire length of the East side of Lot Numbered 19, all as shown on the recorded plat of Frances L. Keefer's Sub-division of Bank Out Lot No. 29 and of one acre off of the East side of Bank Out Lot No. 30 of the First Plat of Out Lots of the Town, now City of South Bend, platted by the State Bank of Indiana;



Also a lot or parcel of land 23 feet in width, East and West, taken off of and from the entire length of the West side of Lot Numbered 19, and another lot or parcel of land 32 feet in width, East and West, taken off of and from the entire length of the East side of Lot Numbered 20, all as shown on the recorded Plat of Frances L. Keefer's Sub-division of Bank Out Lot Numbered 29 and of one acre off of the East side of Bank Out Lot Numbered 30 of the First Plat of Out Lots of the Town, now City of South Bend, platted by the State Bank of Indiana;



(Subject to the Fall installment of the 1966 real estate taxes payable in 1967 and the 1967



348

*American Land Title Association
Owner's Policy
Standard Form B-1962*

POLICY
OF
TITLE
INSURANCE



THE ABSTRACT & TITLE CORPORATION
226 West Jefferson Boulevard
South Bend, Indiana 46601

AMERICAN LAND TITLE ASSOCIATION OWNER'S POLICY

STANDARD FORM B — 1962

12546

15 21 04 01239

CHICAGO TITLE INSURANCE COMPANY

A STOCK COMPANY

a corporation of Missouri, herein called the Company, for a valuable consideration, hereby insures the party named in Schedule A, hereinafter called the Insured, the heirs, devisees, personal representatives of such Insured, or, if a corporation, its successors by dissolution, merger or consolidation, against loss or damage not exceeding the amount stated in Schedule A, together with costs, attorneys' fees and expenses which the Company may become obligated to pay as provided in the Conditions and Stipulations hereof, which the Insured shall sustain by reason of:

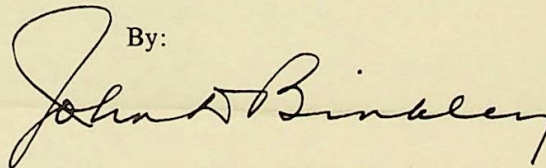
1. Any defect in or lien or encumbrance on the title to the estate or interest covered hereby in the land described or referred to in Schedule A, existing at the date hereof, not shown or referred to in Schedule B or excluded from coverage in Schedule B or in the Conditions and Stipulations; or
2. Unmarketability of such title; or
3. Lack of a right of access to and from the land;

all subject, however, to the provisions of Schedules A and B and to the Conditions and Stipulations hereto annexed; all as of the date of this policy.

In Witness Whereof, CHICAGO TITLE INSURANCE COMPANY has caused this policy to be signed and sealed as of the date of policy shown in Schedule A, the policy to become valid when countersigned by an authorized signatory.

CHICAGO TITLE INSURANCE COMPANY

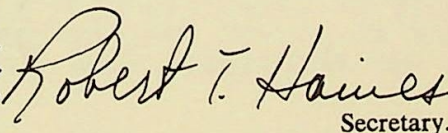
By:



President.

Issued by
THE ABSTRACT & TITLE
CORPORATION
226 West Jefferson Boulevard
South Bend, Indiana 46601
(219) 233-8258

ATTEST:



Secretary.

IMPORTANT

This policy necessarily relates solely to the title as of the date of the policy. In order that a purchaser of the real estate described herein may be insured against defects, liens or encumbrances, this policy should be reissued in the name of such purchaser.

12546

SCHEDULE A

Policy Number 15 21 04 01239
Owners

August 25, 1967
Date of Policy

Amount of Policy \$2,000.00
Owners

1. Name of Insured:

CITY OF SOUTH BEND, INDIANA A MUNICIPAL CORPORATION

2. The estate or interest in the land described or referred to in this schedule covered by this policy is:

Fee simple

3. Title to the estate or interest covered by this policy at the date hereof is vested in the Insured.

4. The land herein described is encumbered by the following mortgage or trust deed, and assignments:

None

and the mortgages or trust deeds, if any, shown in Schedule B hereof.

5. The land referred to in this policy is described as follows: situate in St. Joseph County, in the State of Indiana:

All of Lot Numbered 18 and a lot or parcel of land 41 feet in width, East and West, taken off of the entire length of the West side of Lot Numbered 17, and another lot or parcel of land 25 feet in width, East and West, taken off of and from the entire length of the East side of Lot Numbered 19 all as shown on the recorded plat of Frances L. Keefer's Subdivision of Bank Out Lot 29 and of One acre off of the East side of Bank Out Lot 30 of the First Plat of Out Lots of the town, now City of South Bend platted by the State Bank of Indiana.

A lot or parcel of land 23 feet in width, East and West, taken off of and from the entire length of the West side of Lot Numbered 19 and another lot or parcel of land 32 feet in width, East and West, taken off of and from the entire length of the East side of Lot Numbered 20 all as shown on the recorded plat of Frances L. Keefer's Subdivision of Bank Out Lot 29 and of One acre off of the East side of Bank Out Lot 30 of the First Plat of Out Lots of the Town, now City of South Bend platted by the State Bank of Indiana.

This policy valid only if Schedule B is attached.

Policy Number 15 21 04 01239
Owners

This policy does not insure against loss or damage by reason of the following exceptions:

- (A) Rights or claims of parties in possession not shown by the public records.
- (B) Encroachments, overlaps, boundary line disputes, and any matters which would be disclosed by an accurate survey and inspection of the premises.
- (C) Easements or claims of easements not shown by the public records.
- (D) Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.
- (E) Taxes or special assessments which are not shown as existing liens by the public records.
- (F) Rights of Dower, homestead or other marital rights of the spouse, if any, of any individual insured.
- (G) The mortgage or trust deed, if any, shown as Item 4 of Schedule A.

1. Second installment of taxes for the year 1966 due and payable in November, 1967 and all subsequent taxes.

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Bank
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rom
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Countersigned

John E. Moushan

Authorized Signatory Vice President