

#1406

WARRANTY DEED from Nelson Fuel,
Inc. to City of South Bend, Part
of the E. $\frac{1}{2}$ of the S.E. $\frac{1}{4}$ of the
N.W. $\frac{1}{4}$ of Sec. 15, Township 37 N.,
Range 2 E., St. Joseph Co., IN
(SEE DEED)

MAIL DEED TO:

MAIL TAX BILLS TO:

COPYRIGHT
ST. JOSEPH COUNTY, INDIANA
BAR ASSOCIATION
PROPERTY FORM 101 - 1974

Hand

BOARD OF PUBLIC WORKS
CITY OF SOUTH BEND
1300 County-City Building
South Bend, IN 46601

SAME

#1406

8717512

WARRANTY DEED

AUDITOR'S RECORD

Transfer No. 2846
Taxing Unit Portage
Date 6-9-87

1

NELSON FUEL, INC., *the Grantor*

Convey^s and Warrant^s to

CIVIL CITY OF SOUTH BEND, *the Grantee*

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration

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

Part of the East half of the Southeast quarter of the Northwest quarter of Section 15, Township 37 North, Range 2 East, St. Joseph County, Indiana described as follows:

Beginning at the Southwest Corner of the East half of the Southeast quarter of the Northwest quarter of said Section 15 (which corner is North 90°00'00" West (Assumed Bearing), 665.20 feet from the center of said Section 15), thence North 00°00'34" East along the West line of the East half of said quarter quarter, 40.00 feet; thence South 90°00'00" East, 13.74 feet; thence Northeasterly along a curve to the left having a radius of 755.52 feet and a chord bearing of North 75°43'20" East, 378.30 feet; thence Northeasterly along a curve to the right having a radius of 220.00 feet and a chord bearing of North 75°44'25" East, 130.29 feet to the northwest right-of-way of the N.J.I. & I.R.R. Company's "Studebaker Spur" and also known as ICC Track No. 77; thence South 56°40'30" West along said Northwest railroad right-of-way, 57.41 feet; thence Southwesterly along said Northwest railroad right-of-way and along a curve to the right having a radius of 795.52 feet and a chord bearing of South 58°54'25" West, 67.90 feet; thence continuing Southwesterly along said Northwest railroad right-of-way along a curve to the right having a radius of 795.52 feet and a chord bearing of South 75°40'15" West, 397.50 feet to the East-West centerline of said Section 15; thence North 90°00'00" West, 13.75 feet to the point of beginning, containing 0.445 acres.

Subject to all easements and restrictions of record.

The undersigned certifies, under oath, that no Indiana gross income tax is due or payable by reason of this conveyance.

Signed and dated on JUNE 2, 19 87.

State of Indiana, St. Joseph County, ss:

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

RICHARD R. NELSON, President

DULY ENTERED FOR TAXATION
BEVERLY D. CRONE
AUDITOR
ST. JOSEPH CO. INDIANA

acknowledged the execution of the foregoing deed on

June 1, 19 87.

Signature R. L. Bennett, Notary Public

A Resident of St. Joseph County, IN.

My Commission Expires 6-24-88

My commission expires _____

Prepared by Thomas L. Bodnar, Chief Deputy City Attorney, 1400 County-City Building
Attorney at Law
South Bend, Indiana 46601

Richard R. Nelson
Signature
RICHARD R. NELSON, President
Typed or printed name

Signature

Typed or printed name

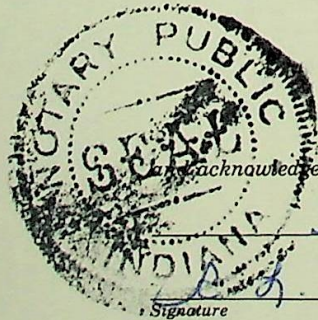
Signature

Typed or printed name

Signature

Typed or printed name

ST. JOSEPH CO. INDIANA
FILED FOR RECORD
JUN 9 10 17 AM '87
WANDA A. NORRIS
RECORDS



8717512

ST. JOSEPH CO.
INDIANA
FILED FOR RECORD

JUN 9 10 17 AM '87

FILM NO. _____
WARREN A. HOWAR
RECORDER

INDEXED