

49876

Reception No. _____ A.D. 19 14 o'clock M. Recorder

WARRANTY

49876

Neil To: KURTZ REALTY COMPANY
2956 W. 74th Place
Merrillville, Indiana 46410

That WELCH AND KURTZ, a partnership by Herbert Welch and Wayne E. Kurtz and Linda June Welch, wife of Herbert Welch and Florris E. Kurtz, wife of Wayne E. Kurtz,
of Lake County, and State of Indiana

CONVEY AND WARRANT

To RAYMOND J. WITT and DIANE G. WITT, husband and wife,
1143 E. 32nd Avenue, Gary, Indiana,

of Lake County, in the State of Indiana

for the sum of Two Dollars

the following described REAL ESTATE in Lake County, in the State of Indiana, to-wit:

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Subject to the taxes for the year 1969 payable in 1970, including special assessments, if any, levied against said real estate.

Subject also to any and all esements, covenants and restrictions of record pertaining to said subdivision, including zoning ordinances and amendments thereto, of record.

Subject to existing mortgage in the amount of \$14,500.00 given to Percy Wilson Mortgage and Finance Corporation, a Delaware corporation, dated August 7, 1961 and recorded September 15, 1961, in Mortgage Record 1384, page 193, as Document 354293, made by Phillip Rey Perry and Rebecca K. Perry, his wife; assumed by John David Lee Hoffmen and Patricia Anne Mary Hoffmen, his wife; assumed by Herbert Welch and Wayne E. Kurtz D/B/A Welch and Kurtz; this mortgage was amended by instrument dated November 1, 1961, and recorded April 3, 1962, in Mortgage Record 1406, page 310, as Document No. 394972, amending the maturity date of the note and mortgage. This mortgage was assigned to The Greater New York Savings Bank, as shown by assignment recorded April 3, 1962, in Mortgage Record 1406, page 312, as Document No. 394973, Lake County, Indiana, which remains a principal balance due in the amount of \$12,384.08.

IN WITNESS WHEREOF, The said WELCH AND KURTZ, a partnership by Herbert Welch and Wayne E. Kurtz and Linda June Welch, wife of Herbert Welch and Florris E. Kurtz, wife of Wayne E. Kurtz,

Have hereunto set their Hands and seals this 14th day of Feb. 1970
by Wayne E. Kurtz (SEAL) by Herbert Welch (SEAL)
by Florris E. Kurtz (SEAL) by Linda June Welch (SEAL)

STATE OF INDIANA, Lake County, ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named WELCH AND KURTZ, a partnership by Herbert Welch and Wayne E. Kurtz and Linda June Welch, wife of Herbert Welch and Florris E. Kurtz, wife of Wayne E. Kurtz, who acknowledged the execution of the foregoing Deed to be their voluntary act and deed.

WITNESS, my hand and Notarial Seal this 14th day of February 1970
My commission expires December 1st, 1970 Nilah G. Edwards
Notary Public Nilah G. Edwards

This instrument prepared by WAYNE E. KURTZ