

76083

COM 421620

RETURN TO:
PIONEER TITLE & TRUST CO.
3700 PIONEER BLVD.
GARY, INDIANA 46403

76083

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, that Indiana Realty Management Associates, Inc., an Indiana corporation, with its principal place of business in Porter County, Indiana, hereinafter sometimes called the Grantor, sells, assigns, transfers, sets over and conveys to Donald W. Smith and Cathryn Smith, husband and wife of Lake County, in the State of Indiana, hereinafter sometimes called the Grantees, for and in consideration of the sum Ten Dollars (\$10.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana, to-wit:

Lot 51 Block 3 in Sunrise Subdivision, in the City of Gary, as per plat thereof, recorded in Plat Book 32 page 77, in the Office of the Recorder of Lake County, Indiana.

DULY ENTERED FOR TAXATION

OCT 14 1970

Barbara J. ...
AUDITOR LAKE COUNTY



REAL ESTATE TRANSFER VALUATION AFFIDAVIT FILED

STATE OF INDIANA S. NO. LAKE COUNTY FILED FOR RECORD

OCT 15 9 11 AM '70

ANDREW J. HIGENKO RECORDER

Subject, however, to the following:

1. All restrictions and easements of record;
2. All unpaid taxes and assessments;
3. All legal highways;
4. All rights or claims of parties in possession.

The Grantor certifies under oath that no Indiana Gross Income Tax is due or payable in respect to the transfer made by this deed.

The Grantor does hereby covenant to warrant and defend said real estate against any and all acts, if any, done, suffered or permitted by the Grantor and against the claims of any person or persons claiming under or through the Grantor.

IN WITNESS WHEREOF, the Grantor, Indiana Realty Management Associates, Inc., has caused this instrument to be executed in its corporate name by its President or one of its Vice Presidents, and to be attested by its Secretary or one of its Assistant Secretaries, as the case may be, this 12th day of October, 19 70.

INDIANA REALTY MANAGEMENT ASSOCIATES, INC.

By: *John W. White*
John W. White, Vice President

ATTEST:
Peggy Morphis
Peggy Morphis, Assistant Secretary

STATE OF INDIANA)
COUNTY OF PORTER) SS:

Be it remembered that on this 12th day of October, 19 70, before me, a Notary Public, in and for the County and State aforesaid, personally appeared John W. White and Peggy Morphis Vice President and Assistant Secretary respectively, of Indiana Realty Management Associates, Inc., and each acknowledged the execution of the above and foregoing instrument in behalf of said corporation as the voluntary act and deed of said corporation, and as said officials for said corporation, for the uses and purposes set forth.

Witness my hand and notarial seal the day and year first above written.

My commission expires: 8-26-74

Philipp Brockington
Notary Public
Philipp Brockington

This instrument was prepared by: Philipp Brockington
Chester, Clifford, Hoepfner & Houran
Valparaiso, Indiana 46383

Mail tax state: Donald W. Smith, 555 Warrick Street, Gary, Indiana 616