

652257

WARRANTY DEED

This indenture witnesseth that CHARLES F. ERLANDSON who is one of the designated devisees of the Last Will and Testament of Hazel A. Erlandson, which was probated in Lake Superior Court Room Two of Lake County, Indiana, in Estate No. ECE-75-423,

of Lake County in the State of Indiana

Convey and warrant to the Grantor's 5% interest in and to the below described real estate to TEODORO G. JUAREZ and IGNACIA JUAREZ, Husband and Wife, 5229 East 6th Place, Gary, Indiana

of Lake County in the State of Indiana

for and in consideration of \$10.00 and for all other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

Key 41-79-17
Lots Fifteen (15) and Sixteen (16) in Block 6 in Chas. A. Blank's Subdivision, in the City of Gary, as per plat thereof, recorded in Plat Book 6, page 5, in the Office of the Recorder of Lake County, Indiana.

Subject to taxes for the year 1977, due and payable in 1978, and thereafter.

Also subject to all covenants, conditions, restrictions and easements contained of record.

Also subject to all building lines and zoning ordinances.

Also subject to any and all assessments or installments thereof due or to become due after the date of this Deed.

The aforesaid Grantor, CHARLES F. ERLANDSON, acquired his 5% title interest in and to said real estate by virtue of the Last Will and Testament of Hazel A. Erlandson. The said Last Will and Testament was probated in Lake Superior Court Room Two of Lake County, Indiana, in Estate No. ECE-75-423.

PIONEER NAT'L TITLE INS. CO.

State of Indiana, Lake County, ss:
Before me, the undersigned, a Notary Public in and for said County and State, this 22nd day of December, 1976, personally appeared: CHARLES F. ERLANDSON, **FOR TAXATION**

NOV 30 1981

John O. ...
AUDITOR LAKE COUNTY

And acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal. My commission expires Aug 24, 1980

Patricia E. Erlandson
Lake Co Resident Notary Public

Dated this 22 Day of December 1976.

Charles F. Erlandson Seal
Charles F. Erlandson

Seal
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
DEC 2 11 12 AM '81
WILLIAM BIELSKI JR
RECORDER

This instrument prepared by T. H. Clifford, 1000 East 80th Place, Merrillville, IN Attorney at Law

332