

WARRANTY DEED STATE OF INDIANA

Mail tax bills to:

Timothy D. Flynn
433 169th Street
Hammond, Indiana 46324

95058557

LAKE COUNTY
FILED FOR RECORD

95 SEP 28 AM 10: 21

MARGARETTE CLEVELAND
RECORDER

THIS INDENTURE WITNESSETH, That PATRICK J. FLYNN

('Grantor[s]') of Lake County in the State of Indiana,
CONVEYS AND WARRANTS TO TIMOTHY D. FLYNN

of Lake County in the State of Indiana for and in consideration of \$ 10.00 (ten) dollars and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described Real Estate in Lake County in the State of Indiana, to wit:

PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 10 WEST OF THE SECOND PRINCIPAL MERIDIAN, COMMENCING AT A POINT 160 FEET WEST OF THE NORTHWEST CORNER OF HARRISON AND PINE STREETS, THENCE WEST 50 FEET, THENCE NORTH 126 FEET, THENCE EAST 50 FEET, THENCE SOUTH 126 FEET TO THE PLACE OF BEGINNING, IN THE CITY OF HAMMOND, LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 433 169TH STREET
HAMMOND, IN 46324

KEY NO. 37-90-12 UNIT# 26

SUBJECT TO THE FOLLOWING :

- (a) Taxes for the year 1994 payable in 1995, and all subsequent years.
- (b) Rights or claims of parties in possession not shown by the public records
- (c) Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.
- (d) Easements or claims of easements not shown by the public records.
- (e) 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.
- (f) Taxes or special assessments which are not shown as existing liens by the public records.



State of Indiana, Lake County, ss:

Dated this 22nd day of September, 1995

Before me, the undersigned, a Notary Public in and for said County and State, this day of September, 1995 personally appeared:

Patrick J. Flynn Seal
 PATRICK J. FLYNN

Patrick J. Flynn
 PATRICK J. FLYNN

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 May 16, 1997
Corina Castel Ramos

Corina Castel Ramos, Notary Public
Resident of Lake County.

SEP 28 1995

SAM DRILICH
AUDITOR LAKE COUNTY

10.00
ja

HOLD FOR FIRST AMERICAN TITLE