

# WARRANTY DEED

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

- Mail tax bills to:

Christ L. Agelson and Diane M. Agelson  
2307 Robin Hood Boulevard  
Scherverville, Indiana 46375

95058827

95 SEP 29 AM 9:55

MARGARETTE CLEVELAND  
RECORDER

HOLD FOR FIRST AMERICAN TITLE

THIS INDENTURE WITNESSETH, That FRANCIS J. NICKSIC and DONNA M. NICKSIC, HUSBAND AND WIFE, AS TENANTS BY ENTIRETIES

('Grantor[s]') of Lake County in the State of Indiana,  
CONVEYS AND WARRANTS TO CHRIST L. AGELSON and DIANE M. AGELSON, HUSBAND AND WIFE

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:

LOT 241, SHERWOOD FOREST TENTH ADDITION TO THE TOWN OF SCHERERVILLE, AS SHOWN IN PLAT BOOK 43, PAGE 104, IN LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 2307 ROBIN HOOD BOULEVARD  
SCHERERVILLE, IN 46375

KEY NO. 13-184-6 UNIT# 20

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.



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SEP 29 1995  
SAM ORLICH  
AUDITOR LAKE COUNTY

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 22nd of September, 1995 personally appeared:

FRANCIS J. NICKSIC and DONNA M. NICKSIC, HUSBAND AND WIFE, AS TENANTS BY ENTIRETIES

*Francis J. Nicksic* Seal  
FRANCIS J. NICKSIC

*Donna M. Nicksic* Seal  
DONNA M. NICKSIC

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.

This Instrument prepared by : Robert B. Leopold, Attorney At Law, 8242 Calumet Avenue; Munster, IN 46321 219/922-9661  
Attorney Identification Number: 8767-45

001938

10.00  
ja