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STATE OF INDIANA  
LAKE COUNTY  
FILED  
97 APR 11 AM 10:15  
M.C. [unclear]  
RECORDER

Mail Tax Bills To:  
2248 TICONDEROGA  
SCHERERVILLE, INDIANA 46375

Tax Key No. 13-631-12

### WARRANTY DEED

7687020H/11

THIS INDENTURE WITNESSETH THAT: SCOTT ALAN GARRARD and SUSAN RENEE GARRARD, Husband and Wife

of Lake County in the State of Indiana

CONVEY AND WARRANT TO: DIANNE B. CARLSSON

of Lake County in the State of Indiana

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

Lot 13 in Eagle Ridge Estates Unit 1, an Addition to the Town of Schererville, as per plat thereof, recorded in Plat Book 80 page 27, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 2248 Ticonderoga, Schererville, Indiana

- Subject To:
1. Taxes for 1996 payable 1997 and subsequent years.
  2. Covenants, conditions and restrictions contained in an instrument recorded May 13, 1996 as Document No. 96031286.
  3. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.
  4. Covenants, easements and/or restrictions which may appear of record on the recorded plat of subdivision.

DEED NOT VALID FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER.

APR 10 1997

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SAM ORLICH  
AUDITOR LAKE COUNTY

12.00  
DJ T I

5. Highways, easements, right-of-ways, and restrictions of record, if any.

Dated this 07 day of April 1997.

*Scott Alan Garrard*  
SCOTT ALAN GARRARD

*Susan Renee Garrard*  
SUSAN RENEE GARRARD

**NOT OFFICIAL!**  
This Document is not to be recorded in the Lake County Recorder!

STATE OF INDIANA )

) SS:

COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for said County and State, this 07 day of April, 1997 personally appeared: SCOTT ALAN GARRARD and SUSAN RENEE GARRARD, Husband and Wife and acknowledged the execution of the foregoing Warranty Deed.

In witness whereof, I have hereunto subscribed my name and affixed my official seal.



*Thomas G. Schiller*  
Thomas G. Schiller

My Commission Expires: June 07, 2000

County of Residence : Lake

THIS INSTRUMENT PREPARED BY: MICHAEL L. MUENICH, Attorney at Law  
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219/922-4141