

NOT TO BE ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

DEC 09 1997

SAM ORLICH
AUDITOR LAKE COUNTY

Mail Tax Bills to:

WARRANTY DEED

This Indenture witnesseth that

EDWARD C. TEFFEAU and LARAE TEFFEAU,
Husband and Wife

of Lake County in the State of Indiana

Convey and warrant to

JR.
ANTHONY E. TAVITAS and NANCY L. TAVITAS,
Husband and Wife

of Lake County in the State of Indiana

for and in consideration of Ten Dollars (\$10) and 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:

Lot 81, Wirtz Crown Heights, Unit 4, to Lake County, Indiana, as shown in Plat Book 39, page 86, in Lake County, Indiana.

Key No. 23-113-17, Unit #33

commonly known as: 9453 Roosevelt Street, Crown Point, IN

Subject to: 1996 payable 1997 real estate taxes and all subsequent years thereto;

Special assessments which are not shown as existing liens by the public records;

FA22327
KD

HOLD FOR FIRST AMERICAN TITLE

000575

Handwritten initials/signature

97084138

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
97 DEC -9 AM 10:59
MORNING

Covenants, conditions and restrictions contained in a Declaration of Restrictions recorded June 2, 1965 in Miscellaneous Record 923 Page 104 and amended by instrument recorded June 2, 1967 in Miscellaneous Record 958, page 483, and further amended by instrument recorded June 20, 1972 as Document No. 153297.

Building setback line as established by the plat of subdivision affecting the West 30 feet.

Easement for public utilities as shown and granted on the recorded plat of said subdivision affecting the East 10 feet and the South 10 feet.

All building lines, conditions, covenants, easements, limitations, provisions, restrictions, rights of way, and terms of record, if any.

Dated this 5th day of December, 1997.

Edward C. Teffeu
EDWARD C. TEFFEAU

Larae Teffeu
LARAE TEFFEAU

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this 5th day of December, 1997, personally appeared EDWARD C. TEFFEAU and LARAE TEFFEAU who acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Kim A. Diaz
Kim A. Diaz
Notary Public
Resident of Lake County

My commission expires: 2/15/99

This document prepared by: Joseph M. Skozen, Attorney No. 358-45, LUCAS, HOLCOMB & MEDREA, 300 E. 90th Drive, Merrillville, Indiana 46410