

HOLD FOR FIRST AMERICAN TITLE

98031224



WARRANTY DEED

TAX KEY # 27-342-19 UNIT# 16

THIS INDENTURE WITNESSETH, THAT PAUL H. TURNER, JR. AND CYNTHIA A. TURNER, HUSBAND AND WIFE

OF LAKE COUNTY, STATE OF INDIANA CONVEY AND WARRANT TO RICHARD ZART AND DENISE L. DROSOS, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP.

OF LAKE COUNTY, STATE OF INDIANA, FOR AND IN CONSIDERATION TEN (\$10.00) DOLLARS OF THE SUM OF AND OTHER GOOD AND VALUABLE CONSIDERATION DOLLARS THE RECEIPT WHEREOF IS HEREBY ACKNOWLEDGED, THE FOLLOWING DESCRIBED REAL ESTATE IN LAKE

COUNTY, STATE OF INDIANA, TO-WIT: LOT 279, SOUTHTOWN ESTATES 6TH ADDITION, TO THE TOWN OF HIGHLAND, AS SHOWN IN PLAT BOOK 36, PAGE 49, IN LAKE COUNTY, INDIANA. a/k/a 3413 41ST PLACE, HIGHLAND, IN 46322 SUBJECT TO THE FOLLOWING:

- 1) The terms covenants, easements, limitations, and restrictions contained in any instrument of record affecting the use or occupancy of said real estate;
- 2) Taxes for the year 1997 payable in 1998, and all subsequent years;
- 3) Defects, liens, encumbrances, and adverse claims of records, if any;
- 4) Roads and highways, streets and alleys; and
- 5) Limitation by fences and/or other established boundary lines.

IN WITNESS WHEREOF, THE SAID PAUL H. TURNER, JR. AND CYNTHIA A. TURNER, HUSBAND AND WIFE

THEIR HAVE HEREUNTO SET HAND S AND SEAL S, THIS 27 DAY OF APR 1998. PAUL H. TURNER, JR. (SEAL) CYNTHIA A. TURNER (SEAL) FULLY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER. APR 30 1998

STATE OF INDIANA, COUNTY OF LAKE, SS: BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED PAUL H. TURNER, JR. AND CYNTHIA A. TURNER AND ACKNOWLEDGED THE EXECUTION OF THIS INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED, WITNESS MY HAND AND OFFICIAL SEAL THIS 27 DAY OF APRIL, 19 98

MY COMMISSION EXPIRES: 5/16/01 COUNTY OF RESIDENCE: PORTER CORINA CASTEL RAMOS NOTARY PUBLIC

SEND TAX STATEMENTS TO: 3413 41ST PLACE, HIGHLAND, IN 46322

THIS INSTRUMENT PREPARED BY: NICHOLAS J. PADILLA #19513-45 1948 DAVIS AVE. WHITING, IN 46394 (219)473-0833 ***NO LEGAL OPINION RENDERED***

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