

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

99 OCT 22 PM 12:08

MORRIS W. CARTER  
RECORDER

99087300

File Number: 100097  
Parcel Number: 25-43-0303-0001

①

### WARRANTY DEED

THIS INDENTURE WITNESSETH, That *James T. Saffell*, (Grantor) of County, in the State of Indiana, CONVEY AND WARRANT(S) to *Mary J. Watkins* (Grantee) of Lake County, in the State of Indiana, for the sum of Ten & 00/100 Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

Lot 1 in Block "B" in Grand Boulevard Subdivision, in the City of Gary, as per plat thereof, recorded in Plat Book 21 page 13, in the Office of the Recorder of Lake County, Indiana.

Subject to: (1) All unpaid real estate taxes and assessments for 1998 payable in 1999, and for all real estate taxes and assessments for all subsequent years. (2) All easements, conditions, restrictions, covenants, limitations and building setback lines contained in proper instruments of record. (3) All building and zoning ordinances.

The address of such real estate is commonly known as: 6667 Forest Avenue, Gary, Indiana 46403

IN WITNESS WHEREOF, Grantor has executed this deed this 7th day of October, 1999.

Signature *James T. Saffell*  
James T. Saffell

Signature \_\_\_\_\_

STATE OF Tennessee

COUNTY OF KNOX



SS: ACKNOWLEDGMENT

Before me, a Notary Public in and for said County and State, personally appeared **James T. Saffell**, who acknowledged the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this October 7, 1999.

Signature *Andrea G. Motter*  
\_\_\_\_\_, Notary Public

*My Commission Expires October 31, 2001*

This instrument prepared by: R. Brian Woodward & Associates, P.C.

Send tax bills to: 6667 Forest Avenue  
Gary, IN 46403

Return Deed To: Guaranteed Fidelity Title Corp., 401-15th Street S.E. Suite 3 Suite 3, DeMotte, IN 46310

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER.

OCT 22 1999

PETER BENJAMIN  
LAKE COUNTY AUDITOR

001531

#4767

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