

2000 024574



DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

APR 11 2000

PETER BENJAMIN  
LAKE COUNTY AUDITOR

### WARRANTY DEED

F31343 BAK  
TAX KEY # 27-524-22 Unit No. 16

THIS INDENTURE WITNESSETH, THAT KATHLEEN L. SUDAC

OF LAKE COUNTY, STATE OF INDIANA CONVEY AND WARRANT  
TO JENNIFER A. GROENEVELD

OF LAKE COUNTY, STATE OF INDIANA, FOR AND IN CONSIDERATION  
OF THE SUM OF TEN (\$10.00) DOLLARS  
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:

APARTMENT UNIT #306, 2027 - 45TH STREET, HIGHLAND, INDIANA, IN PORTE DE L'EAU  
CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME, AS PER AMENDED AND RESTATED DECLARATION OF  
CONDOMINIUM RECORDED APRIL 18, 1985 AS DOCUMENT NO. 799776, AND AS FURTHER AMENDED, IN  
THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, TOGETHER WITH AN UNDIVIDED INTEREST  
IN THE COMMON AREAS AND FACILITIES APPERTAINING THERETO.

a/k/a 2027 - 45th Avenue Apt #306, Highland, Indiana 46322

This conveyance is made subject to:

- 1) The terms covenants, easements, limitations and restrictions contained in any instrument of record affecting the use or occupancy of said real estate;
- 2) All applicable subdivision, building and zoning laws of the governmental bodies having jurisdiction of the above described realty;
- 3) Real estate taxes for the year 1999 payable 2000 and subsequent years;
- 4) Roads and highways, streets and alleys;
- 5) Limitation by fences and/or other established boundary lines;
- 6) Easements, if any, for established ditches and/or drains.

IN WITNESS WHEREOF, THE SAID KATHLEEN L. SUDAC

HAVE, HEREUNTO SET HER HAND AND SEAL, THIS 3rd DAY OF APRIL 2000

Kathleen L. Sudac (SEAL) \_\_\_\_\_ (SEAL)  
Kathleen L. Sudac  
\_\_\_\_\_(SEAL) \_\_\_\_\_ (SEAL)

STATE OF INDIANA, COUNTY OF LAKE, SS:

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE,  
PERSONALLY APPEARED KATHLEEN L. SUDAC AND

ACKNOWLEDGED THE EXECUTION OF THIS INSTRUMENT TO BE HER VOLUNTARY ACT

AND DEED, WITNESS MY HAND AND OFFICIAL SEAL THIS 3rd DAY OF APRIL, 2000

MY COMMISSION EXPIRES: 07/11/01

COUNTY OF RESIDENCE: Lake Beth A. Kolbert NOTARY PUBLIC

SEND TAX STATEMENTS TO: 2027 - 45TH AVENUE, APT #306, HIGHLAND, INDIANA 46322

THIS INSTRUMENT PREPARED BY: JOHN F. HILBRICH, #7513-45

HILBRICH, CUNNINGHAM & SCHWERD 2637 - 45th Street

Highland, Indiana 46322 PH: (219)924-2427

HOLD FOR FIRST AMERICAN TITLE

NO LEGAL OPINION RENDERED \*\*\*

14.00  
E.P.  
FA

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