

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2005 045436

2005 JUN - 2 11:00 AM

Mail Tax Bills to:  
Juan Villarreal  
6823 Arizona  
Hammond, IN 46323

MICROFILMED  
RECORDS

**TRUSTEE'S DEED**

THIS INDENTURE WITNESSETH, That James R. Dunn, as Trustee of a Revocable Trust Agreement dated January 4, 1996 hereby GRANTS, BARGAINS and CONVEYS TO Juan\*Villarreal, the following described real estate in County of Lake, State of Indiana, to-wit: \*M.

THE NORTH HALF OF LOT 5 IN BLOCK 5 IN HARTMAN'S GARDEN'S ADDITION TO HESSVILLE, IN THE CITY OF HAMMAND AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 14, PAGE 22 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Key No.: 26-34-46-24

Commonly known as: 6823 Arizona, Hammond, IN 46323

Subject to: 2003 payable in 2004 real estate taxes and all subsequent years thereto.

Defects, liens, encumbrances, adverse claims, or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed insured acquires for value of record the estate or interest or mortgage thereon.

Rights or claims of parties in possession not shown by the public records.

Easements, or claims of easements, not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.

Any and all recorded building lines, easements, rights of way, and restrictions.

Terms and provisions of the trust which title is held.

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

JUN - 2 2005

STEPHEN R. STIGLICH  
LAKE COUNTY AUDITOR

TICOR TITLE INSURANCE HO 00202  
BURNET TITLE

20050384

16-28  
#28

Any conveyance by the Trustee of the trust under which title is held must be accompanied by evidence of the continued existence of the trust, the identity of the Trustee, and evidence of authority with respect to the contemplated transaction.

Building line over the West 30 feet of the land, as shown on the recorded plat of the subdivision.

Grant(s) and/or reservation(s) of easement(s) contained on the recorded plat of the said Subdivision.

Easements of record, if any, as shown on recorded plat of said Subdivision.

Dated this 25th day of May, 2005.

Revocable Trust Agreement dated January 4, 1996

By: James R. Dunn  
James R. Dunn, Trustee

COUNTY OF LAKE, STATE OF INDIANA SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 25th day of May, 2005, personally appeared James R. Dunn, as Trustee, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: 05/16/2009

Signature: [Signature]  
Corina Castel Ramos

Resident of Lake County

Printed: Corina Castel Ramos Notary Public

This instrument prepared by: **Tweedle & Skozen, LLP**  
**Robert F. Tweedle, #20411-45**  
**2834 - 45<sup>th</sup> Street, Suite B, Highland, IN 46322; (219) 924-8770**



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