

2005 047971

2005 JUN 10 AM 10:27

WARRANTY DEED

MICHAEL A. FROWN
RECORDER

TAX KEY NO. 23-09-0503-0122

THIS INDENTURE WITNESSETH, That **RONALD A. SHEPHERD AND PHYLLIS L. SHEPHERD**, GRANTORS of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to **KATHRYN L. PODOWSKI** of LAKE County in the State of INDIANA, as GRANTEES in consideration of One Dollar (\$1.00) and other valuable onsideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana:

CONDOMINIUM UNIT 981 IN BUILDING C AND GARAGE C981 IN TROUTWINE ESTATES CONDOMINIUM, A HORIZONTAL PROPERTY REGIME, AS CREATED BY A CERTAIN DECLARATION OF CONDOMINIUM RECORDED AUGUST 12, 1996 AS DOCUMENT NO. 96053792, AND AMENDED BY FIRST AMENDMENT

SEE LEGAL DESCRIPTION CONTINUED ON REVERSE SIDE HEREOF

COMMONLY KNOWN AS: 981 OAK DR, CROWN POINT, IN 46307

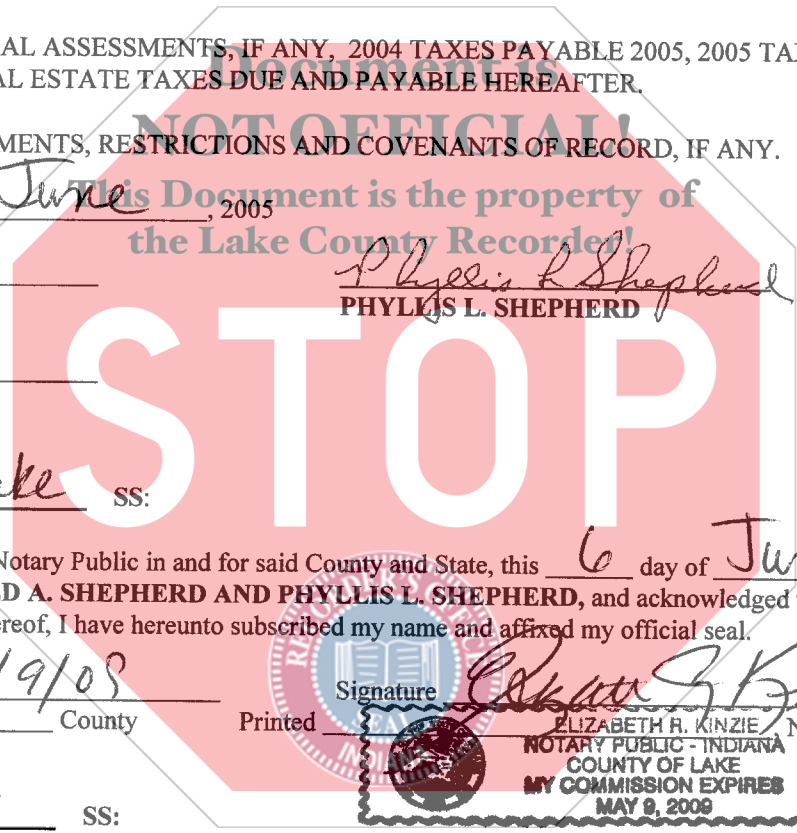
SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2004 TAXES PAYABLE 2005, 2005 TAXES PAYABLE 2006, AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 6 day of June, 2005

Ronald A. Shepherd
RONALD A. SHEPHERD

Phyllis L. Shepherd
PHYLLIS L. SHEPHERD



STATE OF INDIANA
COUNTY OF Lake SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 6 day of June, 2005, personally appeared: **RONALD A. SHEPHERD AND PHYLLIS L. SHEPHERD**, 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: 5/9/09
Resident of Lake County

Signature Elizabeth R. Kinzie
Printed ELIZABETH R. KINZIE, Notary Public
NOTARY PUBLIC - INDIANA
COUNTY OF LAKE
MY COMMISSION EXPIRES
MAY 9, 2009

STATE OF _____
COUNTY OF _____ SS:

Before me, the undersigned, a Notary Public in and for said County and State, this _____ day of _____, 2005, personally appeared: _____ 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: _____
Resident of _____ County Printed _____, Notary Public

This instrument prepared by: **PATRICK J. McMANAMA, Attorney at Law, ID No. 9534-45**
No legal opinion given to Grantor. All information used in preparation of document was supplied by title company.

Return Deed To: **KATHRYN L. PODOWSKI** 981 OAK DRIVE, CROWN POINT, INDIANA 46307
Send Tax Bills To: **KATHRYN L. PODOWSKI**

DULY ENTERED FOR TAXATION SUBJECT TO COMMUNITY TITLE COMPANY
FINAL ACCEPTANCE FOR TRANSFER
FILE NO 231170
JUN - 9 2005 Cash

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

00789

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LP
CM

SHEPHERD/PODOWSKI

TO DECLARATION RECORDED SEPTEMBER 11, 1996 AS DOCUMENT NO. 96060760, AND FURTHER AMENDED BY SECOND AMENDMENT RECORDED SEPTEMBER 2, 1997 AS DOCUMENT NO. 97057849, AND FURTHER AMENDED BY THIRD AMENDMENT RECORDED SEPTEMBER 2, 1997 AS DOCUMENT NO. 97057850 AND FURTHER AMENDED BY FOURTH AMENDMENT RECORDED OCTOBER 21, 1997 AS DOCUMENT NO. 97071496, AND FURTHER AMENDED BY FIFTH AMENDMENT RECORDED NOVEMBER 27, 2000 AS DOCUMENT NOS. 2000-086041 AND 2000-086052, AND FURTHER AMENDED BY SIXTH AMENDMENT RECORDED AUGUST 8, 2003, AS DOCUMENT NO. 2003-082722, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, TOGETHER WITH AN UNDIVIDED INTEREST IN AND TO THE COMMON AND LIMITED COMMON AREA AND FACILITIES APPURTENANT THERETO.

