

2006 076183

2006 AUG 30 AM 10:20

MICHAEL A. BROWN
RECORDER

WARRANTY DEED

JAX Key No. 26-33-0099-0012

THIS INDENTURE WITNESSETH, That **TIMOTHY J. MCGUIRE AND ANDREW IBARRA**, GRANTORS of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to **SAG LIVING TRUST AGREEMENT DATED 01-25-06**, of LAKE County in the State of INDIANA, as GRANTEES in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana:

LOT 12, BLOCK 1, FORESTDALE, HAMMOND, IN THE CITY OF HAMMOND, AS SHOWN IN PLAT BOOK 20, PAGE 16, IN LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 6732 FORESTDALE, HAMMOND, INDIANA 46323

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2005 TAXES PAYABLE 2006, 2006 TAXES PAYABLE 2007, AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

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

Dated this 29th day of August, 2006

[Signature]
TIMOTHY J. MCGUIRE

[Signature]
ANDREW IBARRA

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

STATE OF INDIANA
COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 29th day of August, 2006, personally appeared: **TIMOTHY J. MCGUIRE AND ANDREW IBARRA**, 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: 4-15-08
Resident of Lake County

Signature [Signature]
Printed PATRICIA LUDINGTON, Notary Public

STATE OF INDIANA
COUNTY OF _____ SS:

Before me, the undersigned, a Notary Public in and for said County and State, this _____ day of _____, 2006, 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: **SAG LIVING TRUST AGREEMENT DATED 01-26-06**
Send Tax Bills To: **SAG LIVING TRUST AGREEMENT DATED 01-26-06**
C/O John C. Claudio
10277 W. Lincoln Hwy
FRANKFORT, IL 60425

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document unless required by law.

[Signature]
Signature of Preparer
[Signature]
Name of Preparer

COMMUNITY TITLE COMPANY
FILE NO 235166

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

AUG 30 2006

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

016875

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CM
JD