

2006 108615

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MICHAEL A. BROWN  
RECORDER

Tax Add: 5554 South Walter Avenue  
Hammond, IN 46320

**WARRANTY DEED**

**THIS INDENTURE WITNESSETH** that **ROBERT ADELPHIA**, of Lake County, and State of Indiana **CONVEYS AND WARRANTS** to **JOSE J. GARCIA** of Lake County, in the State of Indiana, for the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described Real Estate, in Lake County, in the State of Indiana, to-wit:

Lots 32, 33 and 34, in H.W. Sohls Fourth Addition, to the City of Hammond, as per plat thereof, recorded in Plat Book 2, page 6, in the Office of the Recorder of Lake County, Indiana.

Commonly known as 5554 South Walter Avenue, Hammond, IN 46320.

Subject to:

1. The terms, covenants, conditions and limitations in any instrument of record, effecting the use or occupancy of said real estate.
2. Existing tenancies.
3. Taxes for the year 2006 and subsequent years.
4. All liens and encumbrances created by or against the grantees herein.
5. Buildings lines and easements of record.

Tax Parcel No. 26-36-0062-0027; 26-36-0062-0028; 26-36-0062-0029

Send Tax Statements to: Jose J. Garcia 5554 S. Walter Ave. Hammond, IN 46320

IN WITNESS WHEREOF, the said **ROBERT ADELPHIA** has hereunto set his Hand and Seal this 30 day of November, 2006.

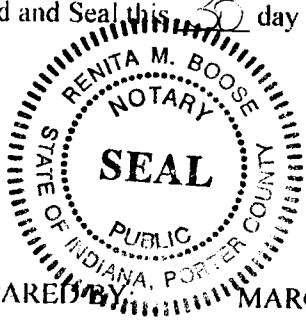
  
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**ROBERT ADELPHIA** (SEAL.)


STATE OF INDIANA; COUNTY OF LAKE; SS:

Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared the within named **ROBERT ADELPHIA** and acknowledged the execution of the foregoing Deed to be his voluntary act and deed.

WITNESS my Hand and Seal this 30 day of November, 2006.

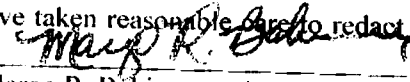
My Commission Expires 7/20/11  
County of Residence: Porter



  
\_\_\_\_\_  
NOTARY PUBLIC (Signature)  
Renita M. Boose  
NOTARY PUBLIC (Printed Name)

THIS INSTRUMENT PREPARED BY **MARGO R. BABINEAUX #20775-45**  
**MEINZER & BABINEAUX, Attorneys at Law**  
9190 Wicker Avenue, P. O. Box 111  
St. John, IN 46373-0111  
Tel: (219) 365-4321 Fax: (219) 365-9510

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.

  
\_\_\_\_\_  
Margo R. Babineaux, Attorney at Law

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

DEC - 7 2006

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

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