

2007 042603

2007 MAY 24 AM 10:55

MICHAEL A. SNOW
RECORDER

WARRANTY DEED

Jax No. 08-15-0478-0032

THIS INDENTURE WITNESSETH, That **SCOTT A. SEXTON**, GRANTOR(S) of **LAKE** County in the State of **INDIANA**, CONVEYS AND WARRANTS to **WILLIAM R. CERNY, III**, of **LAKE** County in the State of **INDIANA**, as GRANTEE(S) 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:

PART OF LOTS NUMBERED 31 AND 32 AS SHOWN ON THE PLAT OF BARCLAY VILLAGE, UNIT NO. 1, IN THE TOWN OF MERRILLVILLE RECORDED IN PLAT BOOK 48 PAGE 13 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, THAT PART OF LOT 31, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 31, THENCE SOUTH 36 DEGREES 05 MINUTES 59 SECONDS WEST, 64.91 FEET ALONG THE EASTERLY LINE OF LOT 31; THENCE NORTH 30 DEGREES 25 MINUTES 50 SECONDS EAST 60.90 FEET TO THE NORTH LINE OF LOT 31; THENCE SOUTH 89 DEGREES 32 MINUTES 00 SECONDS EAST, 7.40 FEET TO THE POINT OF BEGINNING AND ALL OF LOT 32 EXCEPTING THEREFROM THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 32; THENCE SOUTHEASTERLY ALONG THE ARC OF A 41.0 FOOT RADIUS CURVE, THE CENTER OF WHICH BEARS SOUTH 38 DEGREES 55 MINUTES 20 SECONDS WEST, A DISTANCE OF 6.2 FEET THROUGH A CENTRAL ANGLE OF A 8 DEGREES 40 MINUTES NORTH 30 DEGREES 25 MINUTES 50 SECONDS EAST, 62.07 FEET TO THE WESTERLY LINE OF LOT 32; THENCE SOUTH 36 DEGREES 05 MINUTES 59 SECONDS WEST, 61.0 FEET TO THE POINT OF BEGINNING.

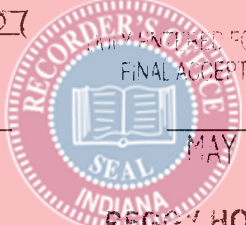
COMMONLY KNOWN AS: 922 W. 59TH COURT, MERRILLVILLE, INDIANA 46410

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2006 TAXES PAYABLE 2007, 2007 TAXES PAYABLE 2008, AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

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

Dated this 15 day of May, 2007

Scott A. Sexton
SCOTT A. SEXTON



REGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

STATE OF INDIANA
COUNTY OF Lake SS:

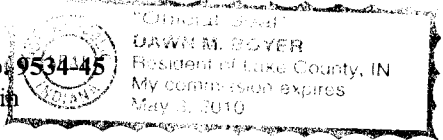
Before me, the undersigned, a Notary Public in and for said County and State, this 15 day of May, 2007 personally appeared: **SCOTT A. SEXTON**, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: _____
Resident of LAKE County

Signature *[Signature]*
Printed _____, Notary Public

This instrument prepared by:

PATRICK J. McMANAMA, Attorney at Law, ID No. 953445
No legal opinion given to Grantor. All information used in preparation of document was supplied by title company.



Return Deed To: **GRANTEES**
Send Tax Bills To: **GRANTEES**

*922 West 59th Court
Merrillville, Indiana 46410*

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 of Preparer *[Signature]*
Name of Preparer Dawn M. Boyer

COMMUNITY TITLE COMPANY
FILE NO 7 37539

*#16
CM
CNA*