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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2007 055783

2007 JUL 11 AM 9:11

MICHAEL A. BROWN
RECORDER

Mail Tax Bills To:
9651 Merrillville Rd. #303
Crown Point, IN 46307

Tax Key No. 008-33-23-0145-0011

WARRANTY DEED

THIS INDENTURE WITNESSETH THAT: Ryan J. Andreas
of Lake County in the State of Indiana

CONVEY AND WARRANT TO: Pamela Riddering
of Lake County in the State of Indiana

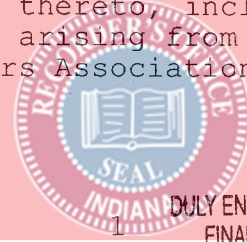
for and in consideration of Ten Dollars and other good and valuable consideration the receipt of whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

Condominium Unit 303, Building B and Garage Unit No. 10, Windimere Arms Horizontal Property Regime recorded July 24, 1986, as Document Nos. 865923 and 865924, as amended by First Amendment recorded November 14, 1986 as Document No. 885998, as amended by Second Amendment recorded January 20, 1987 as Document No. 897599, as amended by Third Amendment recorded April 7, 1987 as Document No. 910710, as amended by Fourth Amendment recorded October 5, 1990 as Document No. 127444, in the Office of the Recorder of Lake County, Indiana, together with the undivided interest in the common areas appertaining thereto.

Commonly known as: 9651 Merrillville Road #303, Crown Point, IN

Subject To:

1. Taxes for 2006 payable 2007 and subsequent years.
2. Terms, provisions, covenants, easements and restrictions, in the declaration of Windimere Arms recorded July 24, 1986 as Document No. 865924, and all amendments thereto, including, but not limited to, the duties and obligations arising from automatic membership in Windimere Condominium Owners Association, Inc.



DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JUL - 9 2007

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR


\$20
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CA

Ticor title - Schererville 920074472

008967

3. Assessments for expenses levied in favor of Windimere Condominium Owners Association, Inc. pursuant to the Declaration, which assessments are subordinate to the lien of the first mortgage.
4. Easement for telephone lines in favor of Indiana Bell Telephone Company dated ___/___/___ and recorded September 16, 1976 as Document No. 370145.
5. Rights or claims of parties in possession not shown by the public records.
6. Easements for ditches, drains, laterals, and drain tile, if any.
7. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.
8. Covenants, easements and/or restrictions which may appear of record on the recorded plat of subdivision.
9. Highways, easements, right-of-ways, and restrictions of record, if any.

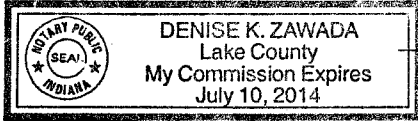
Dated this 3rd day of July, 2007.


 Ryan J. Andreas

STATE OF INDIANA)
) SS:
 COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this 3rd day of March, 2007 personally appeared: Ryan J. Andreas and acknowledged the execution of the foregoing Warranty Deed.

In witness whereof, I have hereunto subscribed my name and affixed my official seal.



Denise K. Zawada

Notary Public
Denise K. Zawada

My Commission Expires: 7/10/14 County of Residence: Lake

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 Denise K. Zawada.



THIS INSTRUMENT PREPARED BY: MICHAEL L. MUENICH, Attorney at Law
3235 - 45th Street, Suite 304
Highland, Indiana 46322
219/922-4141

RETURN DEED TO:

deed\andreas