STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2009 061584

2009 SEP -8 PM 12:23

MICHAEL A. BROWN
RECORDER

WARRANTY DEED

THIS INDENTURE WITNESSETH, that **AMERICAN GENERAL FINANCIAL SERVICES, INC., by Michael J. Walsh, Director of Operations,** (hereinafter referred to as "Grantor") of Lake County, in the State of Indiana, CONVEYS AND WARRANTS to **RICHARD T. ZELLER, an adult** (hereinafter referred to as "Grantee") of Lake County in the State of Indiana for and in consideration of the sum of One and no/100 Dollars ($1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described Real Estate located in Lake County, in the State of Indiana, to-wit:

The West 13.09 Feet of Lot 18, all of Lot 19, and the East 11.91 Feet of Lot 20, Block 4, River-Plaza, in the City of Hammond, as per Plat thereof recorded in Plat Book 20, Page 12A, in the Office of the Recorder of Lake County, Indiana,

more commonly known as **440 177th Street, Hammond, Indiana.**

Tax bills should be sent to Grantee at the address of the Real Estate unless otherwise indicated below.

Subject to taxes for 2009, payable in 2010, and subject to taxes payable thereafter.

Subject to easements, restrictions, covenants and agreements of record.

Grantor also certifies that there is no Gross Income Tax due the State of Indiana at this time in respect to this conveyance.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 28th day of August, 2009

45-06-13-403-006.000-023
(26-35-0284-0021)

AMERICAN GENERAL FINANCIAL SERVICES, INC.,

BY: _____
Michael J. Walsh, Director of Operations

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This Document is the property of the Lake County Recorder!
STOP

STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

Subscribed and sworn to before me, a Notary Public in and for said County and State, personally appeared **Michael J. Walsh, Director of Operations for AMERICAN GENERAL FINANCIAL SERVICES, INC.,** (hereinabove referred to as "Grantor"), who acknowledged execution of the foregoing Deed, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 28th day of August, 2009.

"OFFICIAL SEAL"
EMILY GENTILE
Notary Public, State of Illinois
My Commission Expires: 5/21/2013

MY COMMISSION EXPIRES:
May 21, 2013

COUNTY OF RESIDENCE:
DuPage

_____
Notary Public

Emily Gentile
Printed

AUG 28 2009

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

This instrument prepared by Russell L. Jones, Esq., COHEN GARELICK & GLAZIER, 8888 Keystone Crossing Boulevard, Suite 800, Indianapolis, Indiana 46240.

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.

Russell L. Jones, Esq.
(Print Name)

Return Deed to American General Financial 2136 45th St. Highland, IN. 46322

Send tax bills to 111 N. Seberger Dyer, IN. 46311 ATTN: Richard Zeller

T09-502435

065540
$ 16.00

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