

FILE OF INDIAN
LAKE COUNTY
FILED FOR RECORD

2010 004160

2010 JAN 22 AM 10:18

CADEN
ACT. UNDER

LIMITED WARRANTY DEED

THIS INDENTURE made this 21ST day of DECEMBER, 2009, by and between *Cavender Properties, LLC*, (hereinafter referred to as "Grantor"), and *FRANCISCO MENDOZA and ANGELITA MENDOZA, HUSBAND & WIFE*, (hereinafter referred to as "Grantee") (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits):

WITNESSETH: The Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, all that certain land situated in Lake County, State of Indiana, to wit:

Lot Numbered One (1) in Block 1 as shown on the recorded Plat of Eastgate Subdivision, in the City of Hammond, recorded April 28, 1954 in Plat Book 30, page 16 in Office of the recorder of Lake County, Indiana.

Parcel Number: 45-07-03-351-003.000-023
Property Address: 6313 PARRISH AVENUE, HAMMOND, IN 46323

Grantee Tax Mailing Address: 4313 Parrish Ave Hammond In 46323

THIS CONVEYANCE is made subject to all applicable zoning ordinances, easements and restriction of record and to taxes for the current year affecting said described property.

TO HAVE AND TO HOLD the said described property, together with all and singular the rights, tenements, hereditaments and appurtenances hereto belonging or in anywise appertaining, to the only proper use, benefit, and behoof of the said Grantee in fee simple forever.

AND THE SAID Grantor hereby warrants and will defend the right and title to the said described Property unto the said Grantee against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Tax Bills and recorded deed should be sent to Grantee at such address unless otherwise indicated below.

Mail Grantee deed and tax bills to: 4313 Parrish Ave Hammond In 46323

IN WITNESS WHEREOF, Grantor has executed this deed this 21ST day of DECEMBER, 2009.

Grantors:
Signature [Signature]

Printed Daniel Cavender, Member

STATE OF INDIANA

COUNTY OF LAKE



Before me, a Notary Public for said County and State, personally appeared DANIEL CAVENDER, SOLE MEMBER of *Cavender Properties, LLC*, a Limited Liability Company, who acknowledged the execution of the forgoing deed for and on behalf of the Grantor, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 21ST day of DECEMBER, 2009.

My commission expires: 9-11-2014

County of Residence LAKE

[Signature]
Notary Public

MATTHEW C. SCHELTEUS
Printed Name of Notary Public



This Instrument prepared by:
Daniel Cavender, Member
C & S Lake Region, LLC
127 N Broad St
Griffith, IN 46319

"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."

Prepared by: [Signature]

HOLD FOR MERIDIAN TITLE CORP
937784

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JAN 21 2010

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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