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MICHELLE TAJMAN
RECORDER

Parcel No. 45-02-25-231-019.000-023

WARRANTY DEED

ORDER NO. 620112382

CHICAGO TITLE INSURANCE COMPANY

THIS INDENTURE WITNESSETH, That Ignacio Zepeda and Hilda Zepeda, husband and wife

(Grantor)

of Lake County, in the State of INDIANA CONVEY(S) AND WARRANT(S)
to Esperanza Ramirez

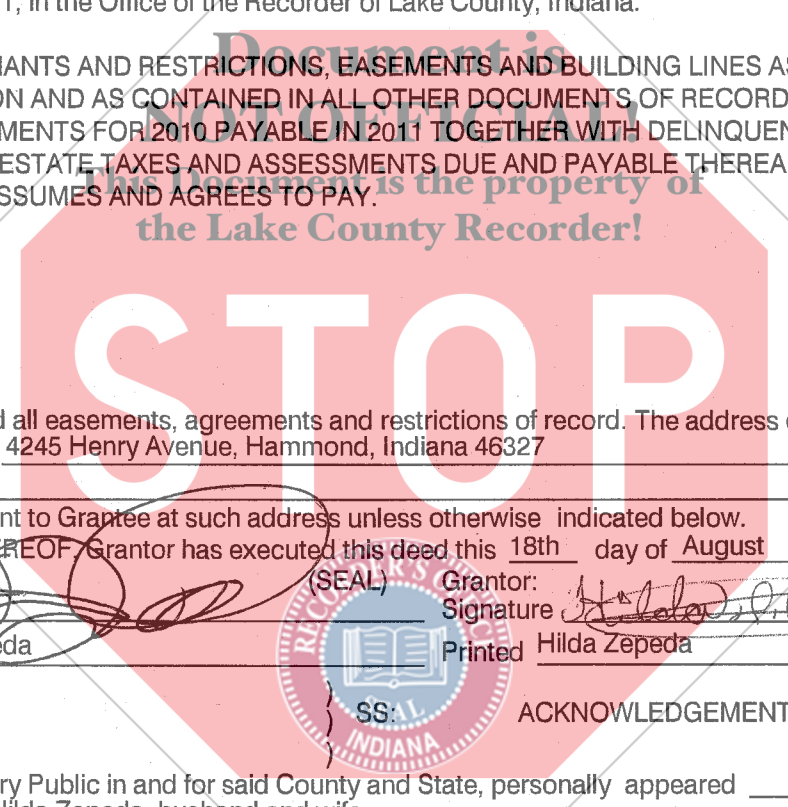
(Grantee)

of Lake County, in the State of INDIANA, for the sum of ONE DOLLAR AND 00/100 Dollars (\$ 1.00)

and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

Lots 18, 19 and 20, in Block 2, in Frank S. Betz 3rd Addition to the City of Hammond, as per plat thereof recorded in Plat Book 12, page 1, in the Office of the Recorder of Lake County, Indiana.

SUBJECT TO COVENANTS AND RESTRICTIONS, EASEMENTS AND BUILDING LINES AS CONTAINED IN THE PLAT OF SUBDIVISION AND AS CONTAINED IN ALL OTHER DOCUMENTS OF RECORD; AND REAL ESTATE TAXES AND ASSESSMENTS FOR 2010 PAYABLE IN 2011 TOGETHER WITH DELINQUENCY AND PENALTY, IF ANY, AND ALL REAL ESTATE TAXES AND ASSESSMENTS DUE AND PAYABLE THEREAFTER WHICH THE GRANTEE HEREIN ASSUMES AND AGREES TO PAY.



Subject to any and all easements, agreements and restrictions of record. The address of such real estate is commonly known as 4245 Henry Avenue, Hammond, Indiana 46327

Tax bills should be sent to Grantee at such address unless otherwise indicated below.

IN WITNESS WHEREOF, Grantor has executed this deed this 18th day of August, 2011.

Grantor: [Signature] (SEAL)
Signature
Printed Ignacio Zepeda

Grantor: [Signature] (SEAL)
Signature
Printed Hilda Zepeda

STATE OF INDIANA

COUNTY OF Lake

Before me, a Notary Public in and for said County and State, personally appeared Ignacio Zepeda and Hilda Zepeda, husband and wife

who acknowledge the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 18th day of August, 2011

My commission expires:
OCTOBER 24, 2015

Signature [Signature]
Printed Elizabeth V. Federoff, Notary Name
Resident of Porter County, Indiana.

This instrument prepared by Donna LaMere, Attorney at Law, # 03089-64 dp/chi

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. Elizabeth V. Federoff

Return deed to 4245 Henry Avenue, Hammond, Indiana 46327

Send tax bills to 4245 Henry Avenue, Hammond, Indiana 46327

(Grantee Mailing Address)

AMOUNT \$ 16.00
CASH _____ CHARGE CR
CHECK # _____
OVERAGE _____
COPY _____
NON-COM _____
CLERK UP

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER
ELIZABETH V. FEDEROFF
Porter County
My Commission Expires
October 24, 2015
AUG 22 2011
PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

002825