

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 021658

2013 MAR 22 AM 10:32

MICHAEL D. BROWN
RECORDER

WARRANTY DEED

TAX: I.D. NO. 45-15-25-108-006.000-043

THIS INDENTURE WITNESSETH, That JAMES W. HEMMINGER II AND JENNIFER L. HEMMINGER, HUSBAND AND WIFE, GRANTORS of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to JOSEPH P. URBANIK, of LAKE County in the State of INDIANA, as GRANTEE 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:

LOT 75 IN UNIT 2, ROBINS NEST ADDITION TO THE TOWN OF CEDAR LAKE, AS PER PLAT THEREOF, RECORDED JULY 1, 1997 IN PLAT BOOK 82, PAGE 90, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY INDIANA.

COMMONLY KNOWN AS: 6201 135TH AVENUE, CEDAR LAKE, IN 46303

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2012 TAXES PAYABLE 2013, 2013 TAXES PAYABLE 2014, AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

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

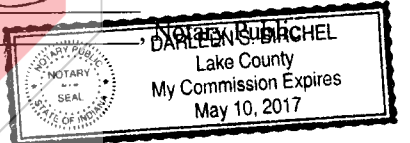
Dated this 12th day of March, 2013

[Signature]
JAMES W. HEMMINGER II
[Signature]
JENNIFER L. HEMMINGER

STATE OF INDIANA
COUNTY OF Cedar SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 12th day of March, 2013, personally appeared: JAMES W. HEMMINGER II, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

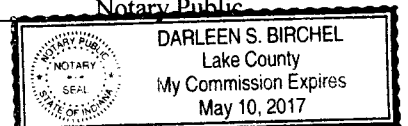
My commission expires: 5-7-17 Signature [Signature]
Resident of Cedar County Printed Darleen S. Birchel



STATE OF Indiana
COUNTY OF Lake SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 12th day of March, 2013, personally appeared: JENNIFER L. HEMMINGER 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: 5-7-17 Signature [Signature]
Resident of Lake County Printed Darleen S. Birchel Notary Public



This instrument prepared by: PATRICK J. McMANAMA, Attorney at Law, ID No. 953473
No legal opinion given to Grantor. All information used in preparation of document was supplied by title company.

RETURN DEED TO: GRANTEES
GRANTEE'S STREET OR RURAL ROUTE ADDRESS: 6201 135TH AVENUE, CEDAR LAKE, IN 46303
SEND TAX BILLS TO: GRANTEES

COMMUNITY TITLE COMPANY
PHONE 123059

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]
Signature of Preparer

[Signature]
Printed Name of Preparer

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

He
As
CM

11379

MAR 20 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR