

2013 042047

2013 JUN 10 AM 9:00

MICHAEL B. BROWN  
RECORDER

**WARRANTY DEED**

**THIS INDENTURE WITNESSETH**, That Francis L. Sims (Grantor) **CONVEY(S) AND WARRANT(S)** to Ralph A. Spanier and Mary E. Spanier, Husband and Wife (Grantee) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, State of Indiana:

Lot 7-4 in Phase 1 in Waterford, a Planned Unit Development to the City of Crown Point, as per plat thereof, recorded in Plat Book 58 page 35, in the Office of the Recorder of Lake County, Indiana.

**Property Address:** 767 Kenmare Parkway, Crown Point, IN 46307  
**Tax ID No.:** 45-16-06-432-005.000-042

**Subject to** current taxes not delinquent, and all easements, agreements and restrictions of record and all public rights of way.

**IN WITNESS WHEREOF**, Grantor has executed this deed on the 29th day of May, 2013.

*Francis L. Sims*  
Francis L. Sims

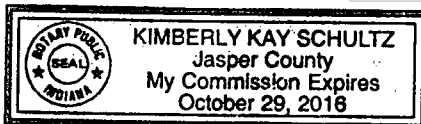
STATE OF INDIANA )

) SS.

COUNTY OF Lake )

Before me, a Notary Public in and for said County and State, personally appeared Francis L. Sims who acknowledged the execution of the foregoing deed.

Witness my hand and notarial seal on the 29th day of May 2013.



Notary Public Kimberly Kay Schultz  
Resident of Jasper County  
My Commission expires: 10/29/16

Prepared by: Timothy A. Kuiper Austgen, Kuiper & Assoc, PC, 130 N. Main St Crown Point, IN 46307

Grantee's Address and Tax Billing Address: 767 Kenmare Parkway, Crown Point, IN 46307

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law Kim Schultz File No. 920131654

*\$14*  
*FN*  
*Ca*

**FIDELITY NATIONAL  
TITLE COMPANY**

92013-1654.

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

JUN 07 2013

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

003396