

2013 054091

2013 JUL 24 AM 10:19

MICHAEL B. BROWN  
RECORDER

**WARRANTY DEED**

TAX I.D. No. 45-11-20-453-007.000-035

THIS INDENTURE WITNESSETH, That **GEORGIA G. KELLY**, GRANTORS of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to **MICHELLE S. STAN** of LAKE County in the State of INDIANA, as GRANTEEES 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:

PART OF LOT 28 IN VENTURA ESTATES, UNITS NO. 3, IN THE TOWN OF ST. JOHN, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 56 PAGE 34 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 28, THENCE SOUTH 88 DEGREES 55 MINUTES 26.5 SECONDS EAST (BASIS OF BEARINGS: SAID PLAT OF VENTURA ESTATES) ALONG THE SOUTH LINE OF SAID LOT 28, 37.95 FEET, THENCE NORTH 00 DEGREES 40 MINUTES 12 SECONDS EAST AND THROUGH THE COMMON WALL OF THE ONE STORY DUPLEX ON SAID LOT 28, 181.14 FEET TO THE NORTH LINE OF SAID LOT 28, THENCE NORTH 88 DEGREES 59 MINUTES 55 SECONDS WEST ALONG SAID NORTH LINE 36.72 FEET TO THE NORTHWEST CORNER OF SAID LOT 28, THENCE SOUTH 01 DEGREES 03 MINUTES 33.5 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 28, 181.10 FEET TO THE POINT OF BEGINNING.

COMMONLY KNOWN AS: 11638 LEONARDO DRIVE, ST. JOHN, INDIANA 46373

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 17th day of July, 2013.

Georgia G. Kelly  
GEORGIA G. KELLY

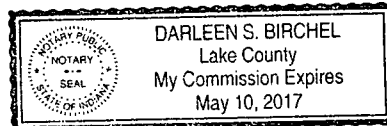
STATE OF INDIANA  
COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 17th day of July, 2013, personally appeared: **GEORGIA G. KELLY**, 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: 5/10/17  
Resident of Cole County

Signature Darleen S. Birchel  
Printed Darleen S. Birchel, Notary Public

This instrument prepared by: **PATRICK J. McMANAMA, Attorney at Law, ID No. 9534-45**  
No legal opinion given to Grantor. All information used in preparation of document was supplied by title company.



RETURN DEED TO:  
GRANTEE'S STREET OR RURAL ROUTE ADDRESS: 11638 Leonardo Drive, St. John, IN 46373  
SEND TAX BILLS TO:

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.

Michelle S. Stan  
Signature of Preparer

Darleen S. Birchel  
Printed Name of Preparer

COMMUNITY TITLE COMPANY  
134357  
COMMUNITY TITLE COMPANY

\$16  
CM  
Cx

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

JUL 22 2013

13846

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR