2014 000731

STATE OF INDIANA LAKE COUNTY FILED FOR RECORD 2014 JAN -8 AM 11: 21 MICHAEL B. BROWN RECORDER

## LIMITED WARRANTY DEED

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:  |
|--|
| Lots 13 and 14 Block 15 in South Gary Subdivision in the City of Gary, as shown in plat Book 7 page 13, in the Office of the Recorder of Lake County, Indiana  |
| Parcel Number: 45-08-22-479-006.000-004 Property Address: 1241 E. 36th Ave. Gary, IN. 46409  |
| Grantee Tax Mailing Address: 127 N. Broad St. Ginffith, IN 46319   |
| 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:  |
| IN WITNESS WHEREOF, Grantor has executed this deed this  |
| Grantors: OG   |
| Printed Daniel Cavender  |
| STATE OF INDIANA ) SS:   |
|  |
| Before me, a Notary Public for said County and State, personally appeared 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 thisUth day ofDecember_, 2013  |
| My commission expires:    1   20   2021  |
| County of Residence  Pulvarata lanca  Printed Name of Notary Public  Lake County  Commission # 649200  My Commission Expire  November 20, 202  |
| This Instrument prepared by:  Daniel Cavender, Member  C & S Lake Region, LLC  127 N Broad St.  "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."   |

Griffith, IN 46319

Prepared by: \_

FINAL ACCEPTANCE FOR TRANSFER

JAN 03 2014 PEGGY HOLINGA KATONA

AKE COUNTY AUDITOR

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