STATE OF INSTALLAR LAKE COUNTY FILED FOR RECORD

2014 048600

2014 AUG 13 AM 10: 35

MICHAEL B. BROWN RECORDER

## **WARRANTY DEED**

THIS INDENTURE WITNESSETH, That Michael J. Russell (Grantor) CONVEY(S) AND WARRANT(S) to Don C Ballard and Valencia Ballard, 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:

SEE ATTACHED LEGAL DESCRIPTION

Property Address: 513 Ridgelawn, Hobart, IN 46342

Tax ID No.: 45-08-25-176-007.000-018

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

Doorsmontin

Prepared by: Dena Phillips Farling for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 5/3 Ridge LAND DRING HOBARD IN 46342

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 Leslene Kurdelak. File No. BT1400261

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## **EXHIBIT A**

## LEGAL DESCRIPTION

LOTS 36 AND 37 IN BLOCK 1 RIDGELAWN SUBDIVISION, BEING A RESUBDIVISION OF LOTS 24-35, BLOCK A & BLOCKS B, C & D OF RIDGE ROAD HOMES FIRST SUBDIVISION, IN THE CITY OF HOBART, AS PER PLAT THEREOF, RECORDED APRIL 20, 1927 IN PLAT BOOK 20 PAGE 58, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

