

3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 078644

2014 DEC 10 PM 12:45

MAIL TAX STATEMENTS TO:

MICHAEL S. BROWN
RECORDER

Frank L. Kaminski
Karen S. Kaminski
401-405 E. Commercial Avenue 10854 N. Makeover
Lowell, IN 46356 Demote, IN 46310

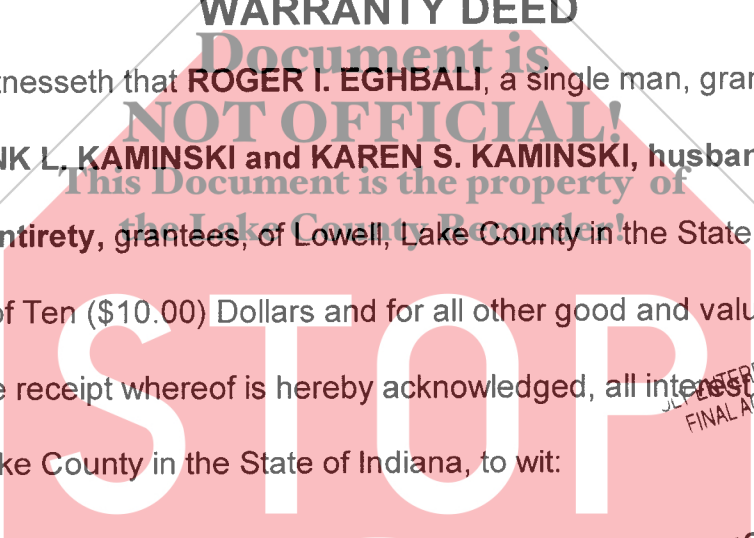
RETURN TO:

Frank L. Kaminski
Karen S. Kaminski
401-405 E. Commercial Avenue 10854 N. Makeover
Lowell, IN 46356 Demote, IN 46310

Tax Key Number 45-19-23-452-011.000-008

WARRANTY DEED

This indenture witnesseth that **ROGER I. EGHBALI**, a single man, grantor, conveys and warrants to **FRANK L. KAMINSKI and KAREN S. KAMINSKI, husband and wife, tenants by the entirety**, grantees, of Lowell, Lake County in the State of Indiana for and in consideration of Ten (\$10.00) Dollars and for all other good and valuable consideration, the receipt whereof is hereby acknowledged, all interests in the following Real Estate in Lake County in the State of Indiana, to wit:



RECEIVED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER
DEC 10 2014
PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

PARCEL 1: A PART OF LOT 30, IN CLARKS ADDITION TO THE TOWN OF LOWELL, AS PER PLAT THEREOF RECORDED IN MISCELLANEOUS RECORD "A", PAGE 413, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 30, AND RUNNING THENCE EAST 48 FEET; THENCE NORTH 78 FEET; THENCE WEST 48 FEET; THENCE SOUTH 78 FEET TO THE POINT OF BEGINNING, EXCEPT THE SECOND STORY BUILDING LOCATED THEREON, AND EXCEPT THE NORTH 20 FEET THEREOF.

016968

PARCEL 2: THE SECOND STORY OF A TWO STORY BUILDING, LOCATED ON THE PART OF LOT 30, CLARK'S ADDITION TO THE TOWN OF LOWELL, DESCRIBED AS

IND000177

HOLD FOR GREATER INDIANA TITLE COMPANY

\$20.00
M.E
#8988

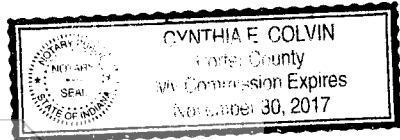
execution of the foregoing deed and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires on _____, 20____.

Cynthia E. Colvin

Notary Public---State of Indiana



I am a resident of _____ County, Indiana.

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.

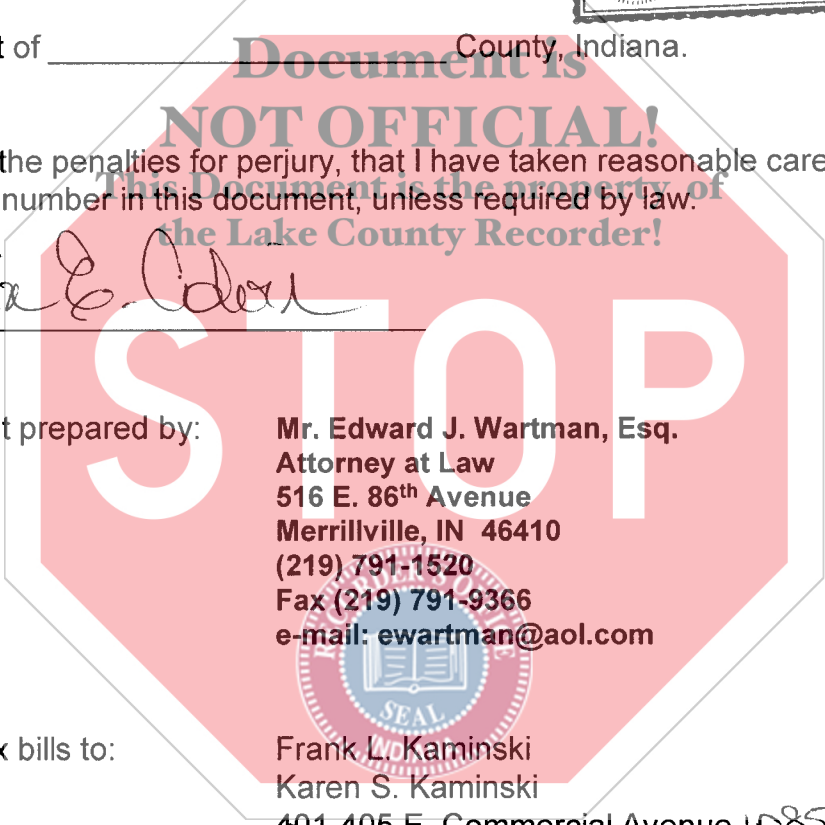
Cynthia E. Colvin

This instrument prepared by:

Mr. Edward J. Wartman, Esq.
Attorney at Law
516 E. 86th Avenue
Merrillville, IN 46410
(219) 791-1520
Fax (219) 791-9366
e-mail: ewartman@aol.com

Please mail tax bills to:

Frank L. Kaminski
Karen S. Kaminski
~~401-405 E. Commercial Avenue~~ 10854 N. Makewin
Lowell, IN ~~46356~~ De Motte, In 46310



: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 30, AND RUNNING THENCE EAST 72 FEET; THENCE NORTH 52 FEET; THENCE WEST 72 FEET; THENCE SOUTH 52 FEET TO THE POINT OF BEGINNING, IN THE TOWN OF LOWELL, AS PER PLAT THEREOF RECORDED IN MISCELLANEOUS RECORD "A", PAGE 413, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PARCEL 3: PART OF LOT 30, IN CLARK'S ADDITION TO THE TOWN OF LOWELL, DESCRIBED AS COMMENCING 48 FEET EAST FROM THE SOUTHWEST CORNER OF LOT 30 IN CLARK'S ADDITION TO LOWELL, AND RETURNING THENCE EAST 24 FEET; THENCE NORTH 52 FEET; THENCE WEST 24 FEET; THENCE SOUTH 52 FEET TO THE PLACE OF BEGINNING, IN THE TOWN OF LOWELL, AS PER PLAT THEREOF, RECORDED IN MISCELLANEOUS RECORD "A", PAGE 413, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

This real property is more commonly known as: **401-405 E. Commercial Avenue**
Lowell, Lake County, Indiana
46356

THIS CONVEYANCE SUBJECT TO:

1. Real estate taxes and assessments of record;
2. Zoning and building ordinances;
3. Ditches and drains, if any;
4. Covenants, restrictions of record; and
5. Highways and public right-of-ways.

Dated this 9th day of December, 2014.



Roger I. Eghbali

Roger I. Eghbali, Grantor

State of Indiana)
County of ~~Lake~~ *Porter*)

ss:

Before me, the undersigned, a Notary Public in and for this County and State, this 9th day of December, 2014, personally appeared, Roger I. Eghbali, and acknowledged the