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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 019543

2015 APR -2 AM 10:07

MICHAEL B. BROWN  
RECORDER

Property Address:  
459 N Lawrence St  
Hobart, IN 46342

Mail Tax Statements To: 459 N. Lawrence St  
Hobart, IN 46342

**WARRANTY DEED**

This Indenture Witnesseth, that Hazel J. Harkins, of Lake County, Indiana

**SELLS TRANSFERS AND CONVEYS**

Unto Matthew D. Diaz of Lake County, Indiana for and in consideration of the sum of Ten Dollar (\$10.00) and good and valuable other considerations, the receipt of which is hereby acknowledged, the real estate in the County of Lake, Indiana, described as follows, to-wit:

**SEE EXHIBIT A ATTACHED HERETO**

Parcel # 45-09-29-278-011.000-018

To Have and to Hold , together with all appurtenances thereto, unto, Matthew D. Diaz, his successors and assigns forever with Covenant of General Warranty. And the said Hazel J. Harkins, does for her successors and assigns, covenant with Matthew D. Diaz, that she is well-seized of the above-described premises and has a good and indefeasible estate therein in fee simple and has the right to bargain and sell same in the manner and form contained herein, and that the same is free and clear of any and all encumbrances whatsoever except easements, restrictions of record, and the November 2014 real estate tax due and payable in November 2015 and all subsequent years, and that she will warrant and defend said premises, with the appurtenances thereto belonging to Matthew D. Diaz, his successors and assigns, against all claims or demands whatsoever.

This deed is given in satisfaction of the terms of the Purchase Agreement between the parties hereto

ONLY BE USED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

APR 01 2015

20150

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

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CK#  
100688  
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IN WITNESS WHEREOF, the grantor (s) have hereunto set their hand (s) and seal (s), this 25th day of March, 2015

Hazel J. Harkins (Seal)  
Hazel J. Harkins

\_\_\_\_\_  
(Seal)

State of Indiana

County of Lake

**Document is NOT OFFICIAL!**

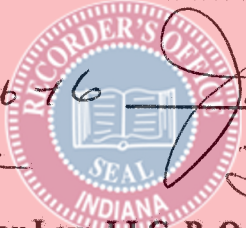
Before the undersigned, a Notary Public, for and in said County and State, this 25th day of March, 2015 personally appeared Hazel J. Harkins, the above named grantor and acknowledged the execution of the foregoing deed who:

is personally known to me  
produced a current valid driver's license as identification  
produced \_\_\_\_\_ as identification

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my Notarial Seal.

My Commission Expires: 1-26-16

County of Residence: Lake

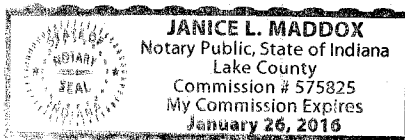


Janice L. Maddox  
Notary Public  
Janice L. Maddox

Prepared by: John E. Bator, Bator Law, LLC, P. O. Box 940 Greenfield, Indiana 46140

"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.

(Name) Alvella H. Lo



**Exhibit A**

**Lot 7, Lonner's Second Subdivision in the City of Hobart, Lake County  
Indiana.**

