STATE OF INDIANA
LAKE COUNTY
FILED

2015 APR 21 AM 10: 35

MICHAEL B. BROWN RECORDER

PARCEL NO. 45-06-13-480-022.000-027

2015 023715

MAIL TAX BILLS TO: KRISTEN M. NOCE 8010 MADISON AVENUE MUNSTER, IN 46321

WARRANTY DEED

This indenture witnesseth that DOMINIC M. NOCE and JOANN NOCE, HUSBAND AND WIFE, AS TENANTS BY ENTIRETIES, convey and warrant to KRISTINE M. NOCE, WHOSE ADDRESS IS 8010 MADISON AVENUE, MUNSTER, INDIANA 46322, WHOSE ADDRESS IS 8010 MADISON AVENUE, MUNSTER, IN 46321, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration the receipt whereof is hereby acknowledged, the following real estate in Lake County in the State of Indiana, to wit:

Lot 46 in Ridgeland Park First Addition to the Town of Munster, as per plat thereof, recorded in Plat Book 31 Page 88 in the Office of the Recorder of Lake County, Indiana.

Commonly known as 8010 Madison Avenue, Munster, IN 46321.

<u>Subject To</u>: All unpaid real estate taxes and assessments for 2014 payable 2015 and for all real estate taxes and assessments for all subsequent years.

<u>Subject To</u>: All covenants, easements, rights-of-way, building lines, highways, roads, street, alleys and other restrictions of beneficial use and enjoyment of record, and all facts and matters affecting legal and equitable ownership and possession of the real estate which would be, or should have been, revealed and disclosed by an accurate survey of the real estate described above.

Dated this 13th day of April. 2015/

DOMINIC M. NOCE

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STATE OF INDIANA

COUNTY OF LAKE

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **DOMINIC M. NOCE** and **JOANN NOCE** and acknowledged the execution of the foregoing deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal,

JOANN NOCE

13th day of April, 2015.

KEVIN ZAREMBA
Lake County
My Commission Expires
December 9, 2019

, Notary Public

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. (Rhett L. Tauber, Esq.)

This Instrument Prepared By: Rhett L. Tauber, Esq. Tauber Law Offices 1415 Eagle Ridge Drive Schererville, IN 46375 (219) 865-6666

G:\Clients\Real Estate\Noce, Dominic & Joann\Madison Ave\Warranty Deed.doc

DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

APR 17 2015

JOHN E. PETALAS LAKE COUNTY AUDITOR

20557

