

2015 025182

2015 APR 27 PM 1:41

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

TAX: I.D. NO. 45-07-27-104-007.000-026

THIS INDENTURE WITNESSETH, That GUSTAVO CARVAJAL AND DIANA CARVAJAL, JOINT TENANTS, GRANTORS, of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to FRANCISCO HERNANDEZ, JR. AND VIRGINIA HERNANDEZ, HUSBAND AND WIFE, of LAKE County in the State of INDIANA, as GRANTEES in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana:

LOT 36, AND THE SOUTH 32-1/2 FEET OF LOT 37, IN BLOCK 1, IN PETTIT PARK 3RD ADDITION, TO THE TOWN OF HIGHLAND, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 33, PAGE 81, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 8925 COTTAGE GROVE AVENUE, HIGHLAND, IN 46322

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2014 TAXES PAYABLE 2015, 2015 TAXES PAYABLE 2016 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

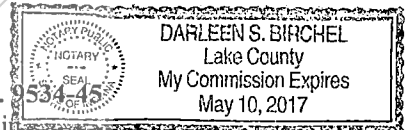
Dated this 22nd day of April, 2015.

Gustavo Carvajal
GUSTAVO CARVAJAL
Diana Carvajal
DIANA CARVAJAL

STATE OF INDIANA
COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 22nd day of April, 2015, personally appeared: GUSTAVO CARVAJAL AND DIANA CARVAJAL, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: 5-7-17 Signature Darleen S. Birchel
Resident of Lake County Printed Darleen S. Birchel, Notary Public



This instrument prepared by: PATRICK J. McMANAMA, Attorney at Law, ID No. 9534-45
No legal opinion given to Grantor. All information used in preparation of document was supplied by title company.

RETURN DEED TO: GRANTEE
GRANTEE'S STREET OR RURAL ROUTE ADDRESS: 8925 COTTAGE GROVE AVENUE, HIGHLAND, IN 46322
SEND TAX BILLS TO: GRANTEE

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.

Darleen S. Birchel
Signature of Preparer

Darleen S. Birchel
Printed Name of Preparer

COMMUNITY TITLE COMPANY
FILE NO 157450

\$16
cm
G

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

APR 27 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

20760