

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 065456

2015 SEP 22 PM 1:29

WARRANTY DEED

MICHAEL B. BROWN  
RECORDER

THIS INDENTURE WITNESSETH, that **SOKA DRAGIC**, also known as **SOFIA SOKA DRAGIC** and also known as **SOFIJA DRAGIC**, (Grantor), of Lake County, in the State of Indiana, for and in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CONVEYS AND WARRANTS** to **JOHN GRAUN** and **TRACY PACHECO**, as joint tenants with rights of survivorship, of Lake County, in the State of Indiana, the following described real estate in Lake County, State of Indiana:

A portion of the Southwest ¼ of the Southwest ¼ of section 28, Township 36 North, Range 7 West of the 2nd P.M., and located in the City of Hobart, Lake County, Indiana, being further described as follows, to-wit: Beginning at a point 711 feet North and 310 feet West (measuring on a line parallel to the South line of said Section 28) from the Southeast corner of the Southwest ¼ of the Southwest ¼ of said Section 28, thence South and parallel to the East line of the Southwest ¼ of the Southwest ¼ of Section 28 a distance of 188.5 feet; thence West and parallel to the South line of said Section 28 a distance of 140 feet; thence North and parallel to the East line of the Southwest ¼ of the Southwest ¼ of said Section 28 a distance of 57.5 feet; thence Northeast ~~1/4~~ in a straight line a distance of 189 feet to the point of beginning.

Parcel No. 45-09-28-353-001-000-018  
Commonly known as: 47 E Cleveland Terrace, Hobart, IN 46342

Subject to all taxes, easements, mortgages, restrictions and right of ways of record.

The foregoing instrument was prepared by William J. Green of GREEN OFFICES, P.C., 15 N. Franklin Street, Suite 235, Valparaiso, IN 46383. THE LEGAL DESCRIPTION AND STATED TITLE OWNER(S) CONTAINED HEREIN WERE SUPPLIED BY THE PARTY(IES), AND THE DRAFTSMAN ASSUMES NO RESPONSIBILITY FOR THE CORRECTNESS THEREOF.

IN WITNESS WHEREOF, the Grantor has executed this Deed, this 14<sup>th</sup> day of September, 2015.

*Soka Dragic AKA Sofia Soka Dragic and also known as Sofija Dragic,*  
SOKA DRAGIC, also known as SOFIA SOKA DRAGIC and also known as SOFIJA DRAGIC, Grantor, by her attorney-in-fact, BARBARA GRIMSGARD, under Power of Attorney dated April 22, 2013 and recorded in the Lake County Recorder's Office as Instrument # \_\_\_\_\_

\$ 20.00  
M-E  
CRM

*Barbara Grimsyard, under Power of Attorney dated April 22, 2013 and recorded in the Lake County Recorder's Office as Instrument # \_\_\_\_\_*



FILED  
DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

SEP 22 2015

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

015583

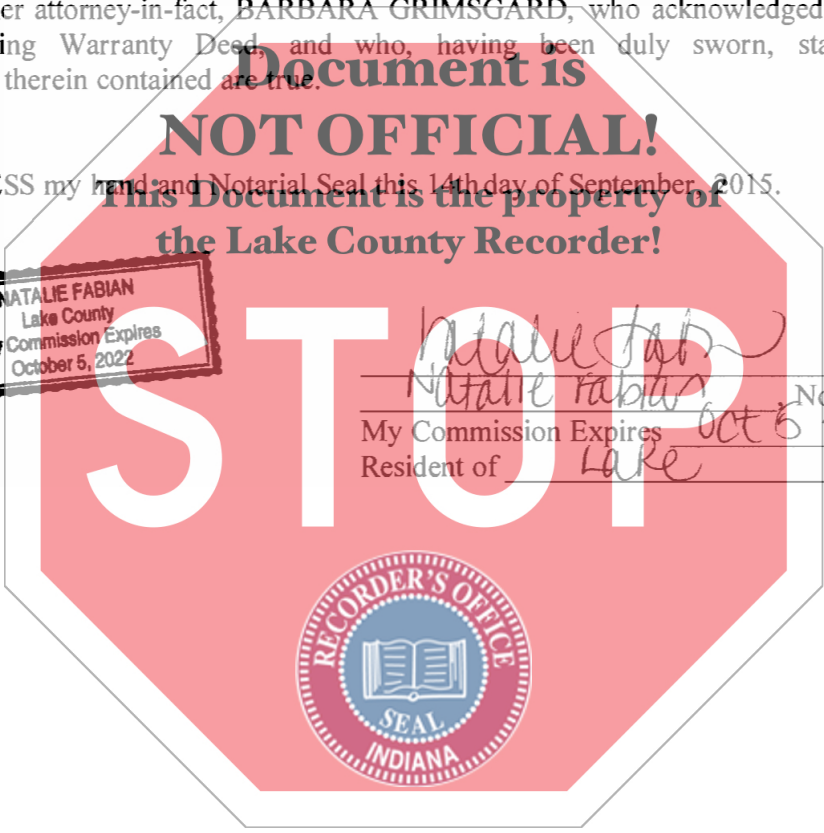
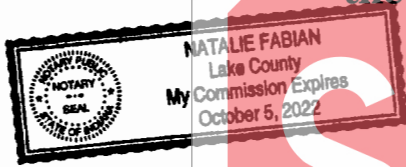
Community Title Company  
File No. 15849

*Dragic Warranty Deed, Page Two*  
*Parcel No. 45-09-28-353-001.000-018*

STATE OF INDIANA        )  
  ) SS:  
COUNTY OF PORTER    )

BEFORE ME, a Notary Public in and for said County and State, personally appeared and SOKA DRAGIC, also known as SOFIA SOKA DRAGIC and also known as SOFIJA DRAGIC, by her attorney-in-fact, BARBARA GRIMSGARD, who acknowledged the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

WITNESS my hand and Notarial Seal this 14th day of September, 2015.



Natalie Fabian  
Natalie Fabian Notary Public  
My Commission Expires Oct 5 2022  
Resident of Lake County

*Dragic Warranty Deed, Page Three*  
*Parcel No. 45-09-28-353-001.000-018*

**GRANTEE'S ADDRESS AND  
SEND TAX STATEMENTS TO:     JOHN GRAUN and TRACY PACHECO  
47 E Cleveland Terrace  
Hobart, IN 46342**

**Affirmation required by I. C. 36-2-11-15:  
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.  
William J. Green, Attorney 16725-49**

This instrument prepared by William J. Green, GREEN LAW OFFICES, P.C., 15 N. Franklin  
Street, Suite 235, Valparaiso, IN 46383 Telephone (219) 463-8787

