

2015 071302

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MICHAEL B. BROWN
RECORDER

WARRANTY DEED

THIS INDENTURE WITNESSETH, that

Marijan Matakovic and Cheryl A. Matakovic, husband and wife, ("Grantor(s)")

CONVEYS AND WARRANTS TO

Michael R. Talbert Sr., ("Grantee(s)"),

for the sum of Ten Dollars and zero cents (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana:

Lot 21 in C. Gorley's Rolling Hill Estates, Unit No. 2, as per plat thereof, recorded in Plat Book 35, page 53, in the Office of the Recorder of Lake County, Indiana.

Property Address: 7755 Mount St., Schererville, IN 46375

Tax ID No.: 45-11-24-227-010,000-036

Subject to the following:

- (a) Any and all easements, encumbrances, covenants, restrictions, conditions, rights-of-way and other matters of record;
- (b) Zoning ordinances and other governmental restrictions affecting the use of the real estate;
- (c) Current real estate taxes and assessments not delinquent and all real estate taxes and assessments arising hereafter; and
- (d) Any and all matters which would be disclosed by a current and accurate survey of the real estate.

IN WITNESS WHEREOF, Grantors have executed this Deed this 16th day of October, 2015.

Marijan Matakovic

Marijan Matakovic

Cheryl A. Matakovic

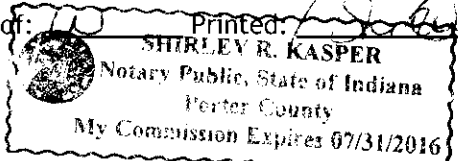
Cheryl A. Matakovic

COUNTY OF Lake, STATE OF INDIANA SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 16th day of October, 2015 personally appeared **Marijan Matakovic and Cheryl A. Matakovic, husband and wife**, who acknowledged the execution of the foregoing Deed as their free and voluntary act.

My Commission Expires: 7-31-16 Signed: *[Signature]*

Resident of: Porter County of: Porter Printed: *[Signature]*



Redaction Statement: I affirm under penalties for perjury that I have taken reasonable care to redact every Social Security number in this document, unless required by law. Lisa Palmer

This instrument prepared by: Phillip A. Norman, Esq., 2110 N. Calumet Ave., Valparaiso, IN 46383
Grantee's & Mail tax bills to: 7755 Mount Street, Schererville, IN 46375-3379
Liberty Title File: T8V15001184

FILED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

OCT 21 2015
JOHN E. PETALAS
LAKE COUNTY AUDITOR

*16-1
LT
DN*

