

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 002958

2016 JAN 19 PM 3:00

WARRANTY DEED

MICHAEL B. BROWN
RECORDER

TAX: I.D. NO. 45-07-28-379-004.000-026

THIS INDENTURE WITNESSETH, That JOSE L. RIVERA AND JOANA E. RIVERA, HUSBAND AND WIFE, (GRANTORS), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to PEBBLEBROOKE HOMES, LLC, of LAKE County in the State of INDIANA, (GRANTEE), 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 37 IN SEBERGER FARMS, A PLANNED UNIT OF DEVELOPMENT TO THE TOWN OF HIGHLAND, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 98 PAGE 51, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as: 2640 43RD STREET, HIGHLAND, INDIANA 46322

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2015 TAXES PAYABLE 2016, 2016 TAXES PAYABLE 2017 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

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

Document is NOT OFFICIAL!
THE UNDERSIGNED HEREBY REPRESENT THAT THIS REAL ESTATE IS NOT PROPERTY^{AS DEFINED} IN INDIANA CODE 13-7-22.5-1, ET SEQ. AND IS NOT AND HAS NOT BEEN USED AS A LANDFILL OR DUMP, AND CONTAINS NO UNDERGROUND STORAGE TANKS OR TOXIC HAZARDOUS WASTE OR MATERIALS, AND THAT THIS DOCUMENT IS THE PROPERTY OF THE LAKE COUNTY RECORDER. (INDIANA RESPONSIBLE PROPERTY TRANSFER LAW) IS REQUIRED FOR THIS TRANSACTION.

Dated this 11th day of January, 2016.

Jose L. Rivera
JOSE L. RIVERA

Joana E. Rivera
JOANA E. RIVERA

STATE OF INDIANA
COUNTY OF LAKE SS:

DEANNA L. GRIGGS
Notary Public
Lake County
My Commission Expires
February 20, 2021

Before me, the undersigned, a Notary Public in and for said County and State, this 11 day of January, 2016, personally appeared: JOSE L. RIVERA AND JOANA E. RIVERA 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: 2-2021
Resident of 19000 County

Deanna L. Griggs
Printed: DEANNA L. GRIGGS, Notary Public

This instrument prepared by: MATTHEW W. DEULLEY, Attorney at Law, ID No. 27813-45
No legal opinion given to Grantor. All information used in preparation of document was supplied by title company.

RETURN DEED TO: GRANTEE
GRANTEE STREET OR RURAL ROUTE ADDRESS: 7368 WINCHESTER LANE, SCHERERVILLE, IN 46375
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.

Matthew W. Deulley
Signature of Preparer

Deanna L. Griggs
Printed Name of Preparer

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JAN 15 2016

20292

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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cm
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Community Title Company
File No. 159135