

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2016 004301

2016 JAN 20 PM 4:07

MICHAEL B. BROWN  
RECORDER

2

Property Number:  
45-09-31-179-015.000-018

Tax Mailing Address:  
348 CALIFORNIA PLACE  
HOBART, IN 46342

**WARRANTY DEED**

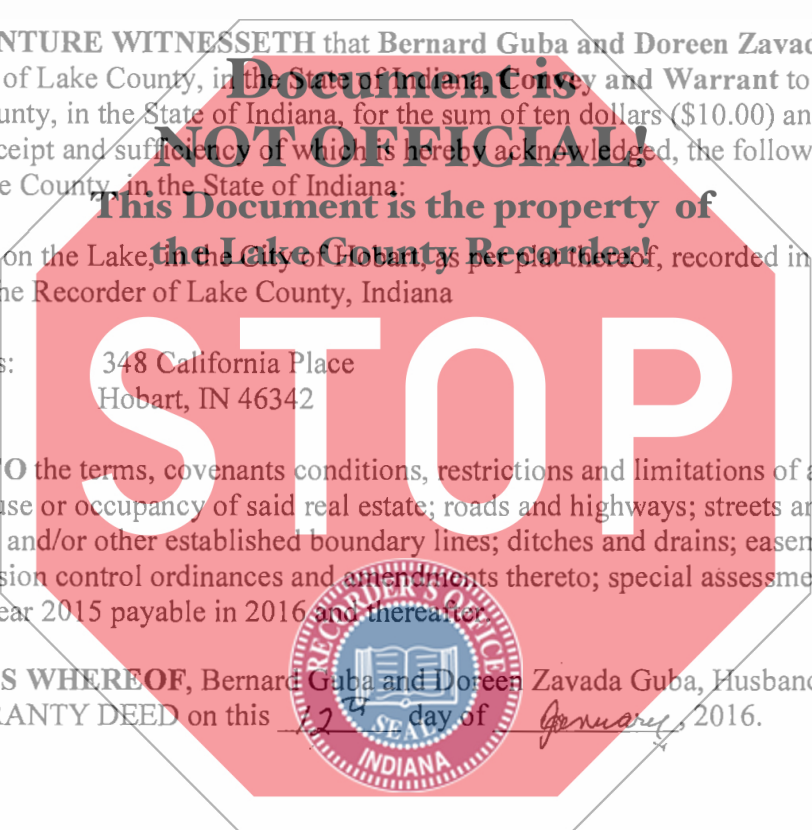
THIS INDENTURE WITNESSETH that Bernard Guba and Doreen Zavada Guba, Husband and Wife, Grantors, of Lake County, in the State of Indiana, Convey and Warranty to Gabriel Castillo, Grantee, of Lake County, in the State of Indiana, for the sum of ten dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana:

Lot 46 in Wildwood on the Lake, in the City of Hobart, as per plat thereof, recorded in Plat Book 31, Page 44, in the Office of the Recorder of Lake County, Indiana

Commonly known as: 348 California Place  
Hobart, IN 46342

SUBJECT TO the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by fences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2015 payable in 2016 and thereafter.

IN WITNESS WHEREOF, Bernard Guba and Doreen Zavada Guba, Husband and Wife, have executed this WARRANTY DEED on this 22<sup>nd</sup> day of January, 2016.



*Bernard P. Guba*  
Bernard Guba

*Doreen Zavada Guba*  
Doreen Zavada Guba

(Warranty Deed- 348 California Place - Page 1 of 2)

HOLD FOR GREATER INDIANA TITLE COMPANY  
IN000179

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

JAN 20 2016

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

000315

*ok. 15. 2/4/16 DW*

State of ~~Indiana~~ <sup>Illinois</sup> )  
 ) SS:  
County of ~~Lake~~ <sup>Cook</sup> )

Before me, the undersigned Notary Public in and for said County and State, personally appeared Bernard Guba and Doreen Zavada Guba, Husband and Wife, and acknowledged the execution of the foregoing Warranty Deed and who, having each been duly sworn upon their respective oaths, stated that the representations contained therein are true.

Witness my hand and Notarial Seal this 12<sup>th</sup> day of January, 2016.

**This Document is the property of the Lake County Recorder!**

Notary's Signature: Mary Beth Wheeler

Notary's Printed Name: MARY BETH WHEELER

Notary's County of Residence: Cook

Notary's Commission Expires: \_\_\_\_\_



After recording return to: Gabriel Castillo  
348 CALIFORNIA PLACE  
HOBART, IN 46342

Mailing Address of Grantee: 348 CALIFORNIA PLACE  
HOBART, IN 46342



Prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86<sup>th</sup> Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company Commitment No. IN000779.

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. Chris Fox