

2016 005318

2016 JAN 25 AM 10:26

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

TAX: I.D. NO. 45-16-05-376-015.000-042

THIS INDENTURE WITNESSETH, That JOSHUA D. CAVALCANTE AND JESSICA L. HIGGINBOTHAM, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, (GRANTORS), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to NATHAN P. DUBBS AND CHARLSIE T. DUBBS, HUSBAND AND WIFE, of LAKE County in the State of INDIANA, (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:

PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 34 NORTH, RANGE 8 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF CROWN POINT, LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT WHERE THE WEST LINE OF WEST STREET EXTENDED NORTH IN THE CITY OF CROWN POINT INTERSECTS THE NORTH LINE OF GOLDSBOROUGH STREET EXTENDED WEST IN SAID CITY; THENCE WEST ON THE NORTH LINE OF GOLDSBOROUGH STREET 70 FEET; THENCE NORTH 55 FEET; THENCE EAST 70 FEET TO THE WEST LINE OF SAID WEST STREET; THENCE SOUTH ALONG SAID WEST LINE OF WEST STREET 55 FEET TO THE PLACE OF BEGINNING.

Commonly known as: 501 N WEST STREET, CROWN POINT, IN 46307

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.

Dated this 14 day of January, 2016

JOSHUA D. CAVALCANTE

JESSICA L. HIGGINBOTHAM k/n/a
JESSICA L. CAVALCANTE

STATE OF IN)
COUNTY OF Lake) SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 14 day of January, 2016, personally appeared: JOSHUA D. CAVALCANTE AND JESSICA L. HIGGINBOTHAM k/n/a JESSICA L. CAVALCANTE, 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: 5/9/17
Resident of Lake County

Signature: [Signature]
Printed: ELIZABETH R. KINZIE, Notary Public

STATE OF _____)
COUNTY OF _____) SS:

Before me, the undersigned, a Notary Public in and for said County and State, this _____ day of _____, 20____, personally appeared: _____ 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: _____
Resident of _____ County

Signature _____
Printed _____, Notary Public

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JAN 21 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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: GRANTEES
GRANTEE STREET OR RURAL ROUTE ADDRESS: 501 N WEST STREET, CROWN POINT, IN 46307
SEND TAX BILLS TO: GRANTEES

000324

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.

[Signature]
Signature of Preparer

ELIZABETH KINZIE
Printed Name of Preparer

16:00 AM
Dr

COMMUNITY TITLE COMPANY
FILE NO. 00158915