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2016 053614

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2016 AUG -5 AM 9:45
MICHAEL B. BROWN
RECORDER

TRUSTEE'S DEED

TAX: I.D. NO. 45-06-24-232-022.000-027

THIS INDENTURE WITNESSETH, ARLENE DWORAK AS TRUSTEE OF THE JOSPEH DWORAK AND ARLENE DWORAK TRUST, U/T/D AUGUST 8, 1999, (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS to STEVE BEDA AND ANNA RIVAS-BEDA, (GRANTEE) of LAKE County in the State of INDIANA, 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 11, RIDGELAND PARK 3rd ADDITION TO THE TOWN OF MUNSTER, AS SHOWN IN PLAT BOOK 32, PAGE 79, IN LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 8304 JEFFERSON, MUNSTER, IN 46321

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.

THE GRANTOR CERTIFIES THAT THIS DEED IS EXECUTED IN ACCORDANCE WITH AND PURSUANT TO, THE TERMS AND PROVISIONS OF THE UNRECORDED TRUST AGREEMENT UNDER WHICH TITLE TO THE ABOVE DESCRIBED REAL ESTATE IS HELD AND THAT THE TRUSTEE HAS FULL POWER AND AUTHORITY TO EXECUTE THIS DEED AS OF THE DATE OF EXECUTION.

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

Dated this 30 day of June, 2016
Arlene Dworak
ARLENE DWORAK, TRUSTEE

STATE OF INDIANA, COUNTY OF LAKE) SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 30 day of June, 2016 personally appeared: **ARLENE DWORAK** 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: 11-08-23 Signature: *Katelyn Cavanaugh*
Resident of LAKE County Printed: Katelyn Cavanaugh, 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: **8304 JEFFERSON, MUNSTER, IN 46321**
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.

[Signature] Signature of Preparer
Elizabeth Kinzel Printed Name of Preparer

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By: *[Signature]*

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER
JUL 27 2016
JOHN E. PETALAS
LAKE COUNTY AUDITOR

116.00
014103-2
M-e

COMMUNITY TITLE COMPANY
FILE NO 1101087