

2016 054948

2016 AUG 12 AM 9:36

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

TAX: I.D. NO. 45-07-33-404-004.000-026

THIS INDENTURE WITNESSETH, That CHRISTOPHER F. THOMSEN, (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to VICTOR M. RAMIREZ AND JEANETTE R. RAMIREZ, HUSBAND AND WIFE, 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 375, LAKESIDE 11th ADDITION TO THE TOWN OF HIGHLAND, AS SHOWN IN PLAT BOOK 38 PAGE 68, IN LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 2942 101st 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.

Dated this 5 day of August, 2016

[Signature]
CHRISTOPHER F. THOMSEN

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

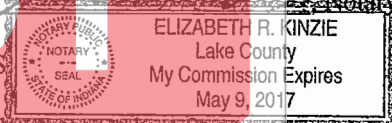
STATE OF INDIANA, COUNTY OF Lake SS: _____

Before me, the undersigned, a Notary Public in and for said County and State, this 5 day of August, 2016, personally appeared: **CHRISTOPHER F. THOMSEN** 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 _____ 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

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: **2942 101st STREET, HIGHLAND, INDIANA, 46322**
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 Kinzie
Printed Name of Preparer

Community Title Company
1610341

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AUG 10 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

004440

16-
CM
[Handwritten initials]