

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 055231

2016 AUG 15 AM 9:44

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

TAX: I.D. NO. 45-07-17-131-002.000-023

THIS INDENTURE WITNESSETH, That JOANNE MINELLI AND WILLIAM FOX, III, AS JOINT TENANTS, (GRANTORS), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to EVERARDO T. DEL REAL AND ADELA DEL REAL, 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:

LOTS FORTY (40), FORTY-ONE (41) AND FORTY-TWO (42), BLOCK TWENTY-FOUR (24), UNIT SEVEN (7), IN WOODMAR ADDITION TO THE CITY OF HAMMOND, LAKE COUNTY, INDIANA, AND THE NORTH 1/2, VACATED ALLEY ADJOINING ON SIDE OF LOT 40.

COMMONLY KNOWN AS: 7311 MAGOUN AVENUE, HAMMOND, INDIANA, 46324

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 4th day of August, 2016

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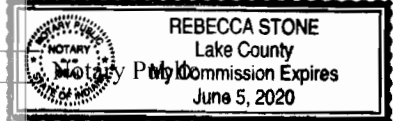
Joanne Minelli by
JOANNE MINELLI

STATE OF INDIANA, COUNTY OF Lake SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 4th day of August, 2016, personally appeared: JOANNE MINELLI AND WILLIAM FOX, III 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: June 5, 2020
Resident of Lake County

Signature: Rebecca Stone
Printed: REBECCA STONE



This instrument prepared by: MATTHEW W. DEUSLEY, 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: 7311 MAGOUN AVENUE, HAMMOND, INDIANA, 46324
SEND TAX BILLS TO: GRANTEES

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.

Amy Thompson
Signature of Preparer

Amy Thompson
Printed Name of Preparer

COMMUNITY TITLE COMPANY
FILE NO 1410037

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AUG 12 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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