

2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 006444

2017 JAN 30 AM 9:20

MICHAEL B. GROWN
RECORDER

Return To:
CLOSING USA, LLC
1300 PICCARD DRIVE
ROCKVILLE, MD 20850

SPACE ABOVE THIS LINE FOR RECORDING DATA

WARRANTY DEED

For good consideration, I (we) **RICHARD A. DECKER, DAVID S. DECKER AND ROSEMARY DECKER AS REMAINDERMEN TO THE LIFE ESTATE OF JESSIE R. DECKER** hereby bargain, deed and convey to **DAVID S. DECKER** whose mailing address is 3912 176TH PLACE, HAMMOND, IN 46323 the following described land in LAKE County, State of Indiana, free and clear with **WARRANTY COVENANTS**; to wit:

LOT ELEVEN (11), IN BLOCK ONE (1) IN A LA LEWIS AND CO'S ORCHARD ADDITION TO HAMMOND; AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGE 59, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

BEING THE SAME PROPERTY CONVEYED TO JESSIE R. DECKER, RESERVING A LIFE ESTATE WITH REMAINDER TO RICHARD A. DECKER, DAVID S. DECKER AND ROSEMARY DECKER FROM JESSIE R. DECKER BY QUIT CLAIM DEED DATED AUGUST 1, 2007 AND RECORDED AUGUST 14, 2007 AMONG THE LAND RECORDS OF LAKE COUNTY, STATE OF INDIANA IN INSTRUMENT NO. 2007-066040.

APN: 45-07-15-280-002.000-023

PROPERTY ADDRESS: 3912 176TH PLACE, HAMMOND, IN 46323

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, against every person lawfully claiming the same or any part thereof.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

020726

2

RETURN TO:
FNC Title Services, LLC
1300 Piccard Drive
Suite 105
Rockville, MD 20850

2010-08-144

JAN 26 2017

J. PIN E. PETALAS
LAKE COUNTY AUDITOR

1 of 2

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By: _____

\$ 1800
M-E
23083

WITNESS the hands and seal of said Grantors this 5 day of January 2017

Richard A. Decker
RICHARD A. DECKER

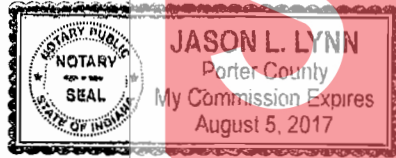
David S. Decker
DAVID S. DECKER

Rosemary Decker
ROSEMARY DECKER

STATE OF INDIANA
COUNTY OF Lake

I, Jason L Lynn (Notary Public) hereby certify that RICHARD A. DECKER, DAVID S. DECKER AND ROSEMARY DECKER whose name(s) is/are signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date. Given under my hand this 5 day of January, 2017

(seal)



Jason L Lynn
Notary Public
Printed Name: Jason L Lynn
My Commission Expires: 8-5-2017

This instrument was prepared by:
NATALIE PALACIOS, BC LAW
1181 CALIFORNIA AVE., Suite 175A
CORONA, CA 92881



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. NATALIE PALACIOS

Send tax bills to:

