

2017 043027

2017 JUL 13 PM 1:04

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

This Indenture Witnesseth That Grantors, **Curtis A. VanDrunen and Kristine J. VanDrunen, Husband and Wife**, Convey and Warrant to Grantees, **Victor Martinez and Shirley A. Martinez, Husband and Wife**, for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Lake County, Indiana, to-wit:

Lot 51 in The Enclave, Unit 3, an Addition to Lake County, Indiana, as per plat thereof, recorded in Plat Book 95, page 38, in the Office of the Recorder of Lake County, Indiana.
Commonly known as: 9841 Henry Street, St. John, Indiana 46373
Tax ID No.: 45-10-36-230-004.000-032

This conveyance is subject to State, County and Town taxes for 2017 payable in 2018 and all subsequent years; all special assessments levied prior to and payable subsequent to the date hereof; building and zoning ordinances now or hereafter in effect; easements; covenants, conditions, and restrictions of record and questions of survey. Grantors expressly limit said Warranties only against the acts of the Grantors and all persons claiming by, through or under the Grantors.

Dated this 26 day of June, 2017.

Curtis A. VanDrunen

Kristine J. VanDrunen

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this 26 day of June 2017, personally appeared **Curtis A. VanDrunen and Kristine J. VanDrunen** and acknowledged the execution of the foregoing Deed. In Witness Whereof, I have hereunto subscribed my name and affixed my official seal.



Parney A. Weberg
Notary Public - Parney A. Weberg

my Commission Expires.
9/4/23

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. This document was prepared by Timothy R. Kuiper, AUSTGEN KUIPER JASAITIS P.C., 130 N. Main Street, Crown Point, Indiana 46307.

Mail tax bills to: Victor Martinez and Shirley A. Martinez, 9841 Henry Street, St. John, Indiana 46373

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUL 13 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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✓ # 004188

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