

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 047312

2017 JUL 31 AM 11:04

MICHAEL B. BROWN
RECORDER

bt1700331

TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, That Patricia A. Gehrke, as Trustee of Trust Agreement dated June 29, 2005 and known as Land Trust Number LTPAG062905 (Grantor) **CONVEY(S)** to Juan N. Navas (Grantee) for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

PARCEL 23-5 (REGENCY PARK TOWNHOMES) BEING A PART OF PHASE K, LOT 1, OLD AIRPORT ADDITION, LAKE COUNTY, INDIANA, AS THE SAME APPEARS OF RECORD IN THE OFFICE OF THE LAKE COUNTY RECORDER, IN PLAT BOOK 38, PAGE 99, MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 1; THENCE SOUTH 89 DEGREES 44 MINUTES 50 SECONDS EAST ALONG THE SOUTH LINE OF LOT 1, A DISTANCE OF 134.67 FEET; THENCE NORTH 36 DEGREES 15 MINUTES 10 SECONDS EAST, A DISTANCE OF 797.39 FEET; THENCE SOUTH 53 DEGREES 44 MINUTES 50 SECONDS EAST, A DISTANCE OF 244.68 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 53 DEGREES 44 MINUTES 50 SECONDS EAST 45.00 FEET; THENCE SOUTH 36 DEGREES 15 MINUTES 10 SECONDS WEST 23.87 FEET; THENCE NORTH 53 DEGREES 44 MINUTES 50 SECONDS WEST, 45.00 FEET; THENCE NORTH 36 DEGREES 15 MINUTES 10 SECONDS EAST, 23.87 FEET TO THE POINT OF BEGINNING.

Property address: 481 E. 60th Pl., Merrillville, IN 46410

Tax ID No.: 45-12-03-387-010,000-030

Subject to Real Estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

This Deed is executed pursuant to, and in the exercise of, the power and authority granted to and vested in the said Trustee by the terms of said Deed or Deeds in Trust delivered to the said Trustee in pursuance of the Trust Agreement above mentioned and subject to all restrictions of record. The Trustee herein states that (i) the Trust has not been amended, modified or revoked since its execution; (ii) the Trust is in full force and effect as of the date hereof; (iii) the Real Estate has not been withdrawn from the operation of said Trust Agreement.

IN WITNESS WHEREOF, Grantor has executed this deed on 26th day of July, 2017.

Patricia A. Gehrke, as Trustee of Trust Agreement dated June 29, 2005 and known as Land Trust Number LTPAG062905

Patricia A. Gehrke

Patricia A. Gehrke, Trustee

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUL 28 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

025891-A

25-RM

1820503555

Chicago Title Insurance Company

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STATE OF INDIANA)
)§
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared Patricia A. Gehrke, as Trustee of Trust Agreement dated June 29, 2005 and known as Land Trust Number LTPAG062905, who acknowledged the execution of the foregoing Trustee's Deed and who, having been duly sworn, stated that the representations herein contained are true.

Witness my hand and notarial seal on 26th day of July, 2017.

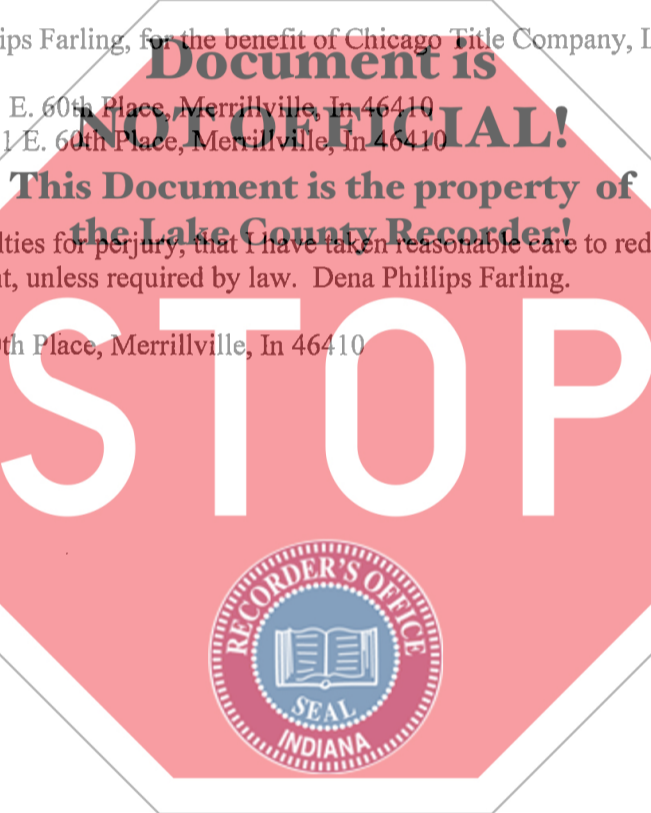


Kevin Zarembo

Notary Public, Kevin Zarembo
Resident of Lake County
My Commission expires: Dec. 9, 2019

Prepared by: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address: 481 E. 60th Place, Merrillville, In 46410
Tax Billing Address: 481 E. 60th Place, Merrillville, In 46410



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. Dena Phillips Farling. File No. bt1700331

Return to: 481 E. 60th Place, Merrillville, In 46410