

2017 050217

2017 AUG 11 AM 9:23

WARRANTY DEED

MICHAEL B. BROWN  
RECORDER

TAX: I.D. NO. 45-15-23-201-006.000-043

THIS INDENTURE WITNESSETH, That **TIMOTHY R. EINSPAHR** GRANTOR), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to **MICHAEL D. DAGNILLO** 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:

PARCEL 1:

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> PM., COMMENCING AT A POINT ON THE NORTH LINE OF SAID TRACT WHICH IS 8 CHAINS 61 LINKS EAST OF THE NORTHWEST CORNER THEREOF AND RUNNING THENCE SOUTH 460 FEET; THENCE NORTH 460 FEET TO THE NORTH LINE OF SAID TRACT; THENCE WEST ON THE NORTH LINE OF SAID TRACT 189.4 FEET TO THE PLACE OF BEGINNING, LAKE COUNTY, INDIANA.

PARCEL 2:

AN EASEMENT FOR INGRESS AND EGRESS TO AND FROM THE ABOVE DESCRIBED PREMISES DESCRIBED AS: COMMENCING AT THE SOUTHWEST CORNER OF THE ABOVE DESCRIBED PREMISES AND RUNNING THENCE EAST 30 FEET; THENCE SOUTH TO THE PUBLIC HIGHWAY; THENCE NORTHWESTERLY ALONG SAID HIGHWAY TO A POINT SOUTH OF THE SOUTHWEST CORNER OF SAID ABOVE DESCRIBED PREMISES; THENCE NORTH TO SAID SOUTHWEST CORNER, AS CREATED IN WARRANTY DEED FROM IRVING P. GARD AND AUGUSTA GARD, HUSBAND AND WIFE TO OTTO L. FORT RECORDED JULY 19, 1941 IN DEED RECORD 636 PAGE 394.

**NOT OFFICIAL!**

This Document is the property of  
the Lake County Recorder.

Commonly known as: 6930 W. 126<sup>TH</sup> AVENUE, CROWN POINT, INDIANA 46307

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2016 TAXES PAYABLE 2017, 2017 TAXES PAYABLE 2018 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 2<sup>ND</sup> day of August, 2017.

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

AUG 09 2017

004329

TIMOTHY R. EINSPAHR  
TIMOTHY R. EINSPAHR

STATE OF INDIANA  
COUNTY OF LAKE SS:



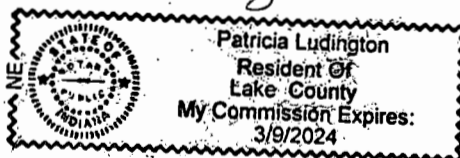
JOHN E. PETALAB  
LAKE COUNTY AUDITOR

Before me, the undersigned, a Notary Public in and for said County and State, this 2<sup>ND</sup> day of August, 2017, personally appeared: **TIMOTHY R. EINSPAHR** 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: 3/9/24  
Resident of LAKE County

Signature [Signature]  
Printed PATRICIA LUDINGTON, Notary Public

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_ SS:



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: **GRANTEES**  
GRANTEE STREET OR RURAL ROUTE ADDRESS: **6930 W. 126<sup>TH</sup> AVENUE, CROWN POINT, INDIANA 46307**  
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.

[Signature]  
Signature of Preparer

PAT Ludington  
Printed Name of Preparer

25-  
CM  
AM