

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 067431

2017 OCT -4 AM 9:40

MICHAEL B. BROWN
RECORDER

Mail tax bills to:
2724 W. 84TH PLACE
MERRILLVILLE, IN, 46410

Parcel No. 45-12-20-355-013.000-030

WARRANTY DEED

THIS INDENTURE WITNESSETH, That JEFFREY M. TOMSIK, ("Grantors")

of LAKE County in the State of Indiana

CONVEY (S) AND WARRANT (S) TO TARUN R. PATEL and ROSA L. PATEL, husband and wife, ("Grantee")

NORTHWEST INDIANA TITLE
162 WASHINGTON STREET
LOWELL, IN 46356
219-396-0100

of LAKE County in the State of Indiana

in consideration of One Dollar 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:

LOT 11, IN THE HERITAGE, BEING A SUBDIVISION OF PART OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 20, AND PART OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 35 NORTH, RANGE 8 WEST OF THE SECOND PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED MARCH 10, 2005, AS DOCUMENT NO. 2005-017649, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, EXCEPTING THEREFROM THE FOLLOWING: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 11; THENCE NORTH 89 DEGREES 43 MINUTES 50 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT, A DISTANCE OF 157.88 FEET; THENCE SOUTH 14 DEGREES 13 MINUTES 23 SECONDS WEST, A DISTANCE OF 154.99 FEET TO A NON TANGENT CURVE; THENCE 27.54 FEET WESTERLY, ALONG A CURVE CONCAVE SOUTH, HAVING A RADIUS OF 105.00 FEET WITH A CHORD BEARING NORTH 82 DEGREES 52 MINUTES 35 SECONDS WEST, 27.46 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES 39 SECONDS WEST, A DISTANCE OF 1.56 FEET TO THE WEST LINE OF SAID LOT; THENCE NORTH 00 DEGREES 23 MINUTES 21 SECONDS WEST, ALONG SAID LINE, A DISTANCE OF 146.53 FEET TO THE POINT OF BEGINNING.

Commonly known as: 2724 W. 84TH PLACE, MERRILLVILLE, IN, 46410
Grantee's address: 2724 W. 84TH PLACE, MERRILLVILLE, IN, 46410

Subject to: Taxes for 2016 and subsequent years, building lines, covenants and restrictions.

Dated this 29th day of September, 2017

RECORDER'S OFFICE
SEAL
INDIANA
JEFFREY M. TOMSIK

State of Indiana County of Lake SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 29th day of September, 2017, personally appeared: JEFFREY M. TOMSIK, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

KATREENA C. GUGGERTY
NOTARY PUBLIC
SEAL

Notary Public

My commission expires: LAKE COUNTY, STATE OF INDIANA
County of residence: MY COMM. EXPIRES JANUARY 20, 2022
COMMISSION NO. 650372

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. RICHARD A. ZUNICA

This instrument prepared by: Attorney Richard A. Zunica, 162 Washington St., Lowell, In 46356

File No. 17-23056 REV 17

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

027557

OCT 03 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

AMOUNT \$ 25
CASH _____ CHARGE _____
CHECK # 3987
OVERAGE _____
COPY _____
NON-COM _____
CLERK _____