

2017 070369

2017 OCT 18 AM 9:53

MICHAEL B. BROWN  
RECORDER

MAIL TAX BILLS TO:  
846 Capitol Drive  
Hobart, IN 46342

WARRANTY DEED

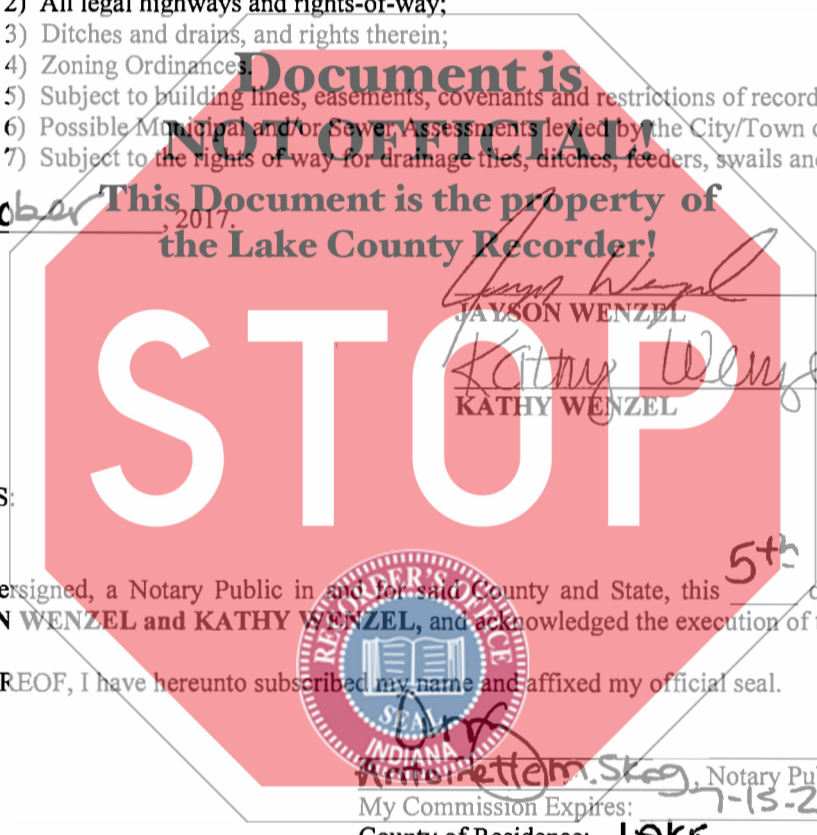
THIS INDENTURE WITNESSETH that JAYSON WENZEL and KATHY WENZEL, husband and wife, of Lake County, in the State of Indiana, CONVEY AND WARRANT to JEFFREY J. ORTIZ and AMY M. ORTIZ, husband and wife, of Lake County, in the State of Indiana, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to-wit:

Commonly known as: 846 Capitol Drive, Hobart, IN 46342  
Parcel #: 45-13-05-452-009.000-018

LOT 3 BARRINGTON RIDGE, UNIT #6, A PLANNED UNIT DEVELOPMENT, AS SHOWN IN PLAT BOOK 76 PAGE 24, IN THE OFFICE OF THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

- Subject to: 1) Taxes, Easements, Covenants and restrictions of record;
- 2) All legal highways and rights-of-way;
- 3) Ditches and drains, and rights therein;
- 4) Zoning Ordinances;
- 5) Subject to building lines, easements, covenants and restrictions of record, if any;
- 6) Possible Municipal and/or Sewer Assessments levied by the City/Town of Hobart;
- 7) Subject to the rights of way for drainage tiles, ditches, feeders, swails and laterals, if any.

Dated this 5<sup>th</sup> day of October, 2017.



*Jayson Wenzel*  
JAYSON WENZEL  
*Kathy Wenzel*  
KATHY WENZEL

STATE OF INDIANA  
COUNTY OF LAKE ) SS:  
)

Before me, the undersigned, a Notary Public in and for said County and State, this 5<sup>th</sup> day of October, 2017, personally appeared JAYSON WENZEL and KATHY WENZEL, and acknowledged the execution of the foregoing deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.



*Antoinette M. Skog*, Notary Public  
My Commission Expires: 7-13-2025  
County of Residence: LAKE

This Instrument Prepared By:  
Nathan D. Vis, Attorney  
Blachly Tabor Bozik & Hartman, LLC  
56 Washington Street, Suite 401  
Valparaiso, IN 46383  
PH: 219/464-1041



Grantee's Street Address or Rural Route Address if different than Mailing Address

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. No legal opinion has been rendered during the preparation of this Deed.

APF 170803 & IN

ck-5484

Carol Doyle

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER  
**028039**  
OCT 18 2017  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

25.  
ck-5484  
D