

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 OCT 20 AM 9:15

MICHAEL B. BROWN
RECORDER

2017 070927

WARRANTY DEED

Tax: I.D. NO. 45-17-05-203-002.000-047

THIS INDENTURE WITNESSETH, That RUSSELL R. REED, GRANTOR (S) of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to MICHELLE L. BESSLER AND JASON BROWNFIELD, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP of LAKE County in the State of INDIANA, as 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.

LOT 225 IN DOUBLETREE LAKE ESTATES WEST, PHASE SIX, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 99 PAGE 40 AND AMENDED BY PLAT OF CORRECTION RECORDED OCTOBER 5, 2006, AS DOCUMENT NO. 2006 087336, SHOWN AS PLAT BOOK 100, PAGE 38 AND FURTHER AMENDED BY PLAT OF CORRECTION RECORDED APRIL 2, 2007 AS DOCUMENT NO. 2007-026927, SHOWN AS PLAT BOOK 101, PAGE 18, AND FURTHER AMENDMENTS THERETO, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOW AS: 7263 E. 102ND PLACE, 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 12 day of October, 2017

[Signature]
RUSSELL R. REED

STATE OF INDIANA
COUNTY OF Lake SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 12 day of October, 2017 personally appeared: RUSSELL R. REED, 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: 3/22/2025
Resident of Lake County

[Signature]
Notary Public



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'S STREET OR RURAL ROUTE ADDRESS: 7263 E. 102ND PLACE, 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
Elizabeth Kinzie
Name of Preparer

25-
CM
AM

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

OCT 18 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

Community Title Company
File No. 1712863

005602