

2017 085170

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 DEC 14 AM 11:02

MICHAEL B. BROWN
RECORDER

CTNW1702175

WARRANTY DEED

THIS INDENTURE WITNESSETH, That Brian Nelson and Barbara A. Nelson, as tenants by the entireties (Grantor) *CONVEY(S) AND WARRANT(S)* to Daniel C Gardner and Stephanie A Mirabelli *Joint Tenants with Full Rights of Survivorship* (Grantee) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, State of Indiana:

UNIT 3 BUILDING 5 OF LILAC COURT CONDOMINIUMS AS CREATED BY A DECLARATION RECORDED MAY 10, 1982 AS INSTRUMENT NO. 668153, AND AS-BUILT FLOOR PLANS RECORDED ON AUGUST 5, 1985 AS INSTRUMENT NO. 814119 AND SUPPLEMENTAL DECLARATION AND/OR AMENDMENT RECORDED ON AUGUST 5, 1985 AS INSTRUMENT NO. 814119 AND ANY ADDITIONAL SUPPLEMENTAL DECLARATIONS AND/OR AMENDMENTS THERETO WHICH ARE RECORDED IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA. TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON AREAS AND LIMITED COMMON AREAS.

Property Address: 3 Lilac Court Unit 3, Schererville, IN 46375
Tax ID No.: 45-11-05-104-016.000-036

Subject to current taxes not delinquent, and all easements, agreements and restrictions of record and all public rights of way.

IN WITNESS WHEREOF, Grantor has executed this deed on the 8th day of December, 2017.

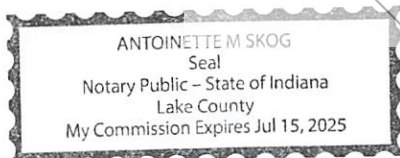
Brian Nelson
Brian Nelson

Barbara A. Nelson
Barbara A. Nelson

STATE OF INDIANA)
COUNTY OF LAKE) SS.

Before me, a Notary Public in and for said County and State, personally appeared Brian Nelson and Barbara A. Nelson, as tenants by the entireties who acknowledged the execution of the foregoing deed.

Witness my hand and notarial seal on the 8th day of December, 2017.



Notary Public *Antoinette M. Skog*
Resident of LAKE County
My Commission expires: 7-15-2025

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

Grantee's Address and Tax Billing Address: 3 Lilac Court Unit 3, Schererville, IN 46375

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 CTNW1702175

Return to: 3 Lilac Court Unit 3, Schererville, IN 46375

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

DEC 13 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

006548

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CA 1820504173 ✓

CHICAGO TITLE INSURANCE COMPANY