

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 086282

2017 DEC 20 AM 9:08

TRUSTEE'S DEED

MICHAEL B. BROWN
RECORDER

TAX: I.D. NO. 45-06-13-251-007.000-023

THIS INDENTURE WITNESSETH, That ZACHARY GRABOWSKI, NOT PERSONALLY BUT AS THE TRUSTEE OF THE RICHARD C. HASKELL REVOCABLE TRUST AGREEMENT DATED DECEMBER 28TH, 1999, (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS to ZACHARY C. HIGGINBOTHAM, (GRANTEE) of LAKE County in the State of INDIANA, 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 1, BLOCK 1, IN RIVER PLAZA ADDITION TO THE CITY OF HAMMOND, AS PER PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 7504 HARRISON AVENUE, HAMMOND, IN 46324

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

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

THE GRANTOR CERTIFIES THAT THIS DEED IS EXECUTED IN ACCORDANCE WITH AND PURSUANT TO, THE TERMS AND PROVISIONS OF THE UNRECORDED TRUST AGREEMENT UNDER WHICH TITLE TO THE ABOVE DESCRIBED REAL ESTATE IS HELD AND THAT THE TRUSTEE HAS FULL POWER AND AUTHORITY TO EXECUTE THIS DEED AS THE TRUSTEE OF THE SAID TRUST.

Document is NOT OFFICIAL!
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Dated this 12th day of December, 2017.

Zachary Grabowski, Trustee
ZACHARY GRABOWSKI, TRUSTEE

STATE OF INDIANA, COUNTY OF LAKE) SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 12th day of December, 2017, personally appeared ZACHARY GRABOWSKI 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: 5/10/25 Signature: Darleen S. Birchel

Resident of Lake County Printed: Darleen S. Birchel, 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: GRANTEE
GRANTEE STREET OR RURAL ROUTE ADDRESS: 7504 HARRISON AVENUE, HAMMOND, IN 46324
SEND TAX BILLS TO: GRANTEE

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 of Preparer

Printed Name of Preparer: Darleen S. Birchel

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

COMMUNITY TITLE COMPANY
FILE NO 1713252

DEC 18 2017
JOHN E. PETALAS
LAKE COUNTY AUDITOR

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