

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2017 087427

2017 DEC 27 AM 9:46

MICHAEL B. BROWN  
RECORDER  
Tax Mailing Address:  
8141 Monroe Avenue  
Munster, IN 46321

Property Number:  
45-06-24-227-008.000-027

**WARRANTY DEED**

THIS INDENTURE WITNESSETH that Terrence Whelan and Renee Rycerz, Grantors, of Lake County, in the State of Indiana, Convey and Warrant to

Terrence Whelan and Renee Whelan, Husband and Wife,

Grantees, of Lake County, in the State of Indiana, for the sum of zero dollars (\$0.00), the following described real estate located in Lake County, in the State of Indiana:

Lot 44 in Ridgeland Park Second Addition to the Town of Munster, Lake County, Indiana, as per plat thereof, recorded in Plat Book 32 page 39, in the Office of the Recorder of Lake County, Indiana.

Property Address: 8141 Monroe Avenue  
Munster, IN 46321

**SUBJECT TO** the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by fences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2017 payable in 2018 and thereafter.

IN WITNESS WHEREOF, Terrence Whelan and Renee Rycerz have executed this WARRANTY DEED on this 8<sup>th</sup> day of December, 2017.

Terrence Whelan

Renee Rycerz

(Warranty Deed - Page 1 of 2)

NO SALES DISCLOSURE NEEDED (Exempt Transaction - no money transferred)

HOLD FOR GREATER INDIANA TITLE COMPANY

1N002746

DIJIV ENTERED FOR TAXATION SUBJECT TO ACCEPTANCE FOR TRANSFER

DEC 27 2017

029923

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

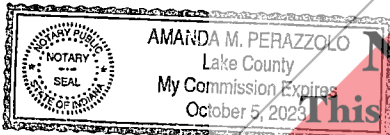
By:

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State of Indiana )  
 ) SS:  
County of Lake )

Before me, the undersigned Notary Public in and for said County and State, personally appeared Terrence Whelan and Renee Rycerz and acknowledged the execution of the foregoing Warranty Deed and who, having each been duly sworn upon their respective oaths, stated that the representations contained therein are true.

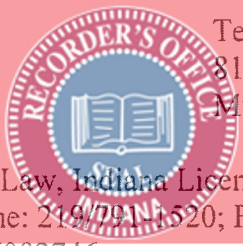
Witness my hand and Notarial Seal this 8<sup>th</sup> day of December, 2017.



**Document is NOT OFFICIAL!**  
Notary's Signature: *Amanda M Perazzo*  
**This Document is the property of the Lake County Recorder!**  
Notary's Printed Name: Amanda M Perazzo

Notary's County of Residence: Lake  
Notary's Commission Expires: 10/05/2023

After recording return to and Mailing Address of Grantees:



Terrance J. Whelan and Renee A. Whelan  
8141 Monroe Avenue  
Munster, IN 46321

Prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86<sup>th</sup> Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN002746.

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. Chris Fox