

Mail Tax Bills to & Grantee's Address
Family Express Corporation
ATTN: Accounting
213 S. State Road 49
Valparaiso, IN 46383

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 088241

2017 DEC 28 AM 10:10

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

THIS INDENTURE WITNESSETH, that George H. Galouzis and Sandra Galouzis, husband and wife, (Grantor) CONVEY(S) AND WARRANT(S) to Family Express Corporation, an Indiana corporation (Grantee) in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which are hereby acknowledged, the following described real estate in Lake County in the State of Indiana, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property: 10902 Parrish Ave., Cedar Lake, IN 46308

Tax ID No.: 45-15-09-227-006.000-013

SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

1. Real estate taxes for 2017, payable in 2018, and all years thereafter.
2. Covenants, restrictions, and easements set forth on Exhibit B.
3. Applicable building codes and zoning ordinances.

IN WITNESS WHEREOF, Grantor has executed this deed this 15th day of December, 2017.

George H. Galouzis

Sandra Galouzis



**FIDELITY NATIONAL
TITLE COMPANY**

FNW1700248 LC

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

DEC 27 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

DEC 21 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

43759

43876

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FN
AN

STATE OF INDIANA)

COUNTY OF Lake) SS:
)

Before me, a Notary Public in and for said County and State, personally appeared Sandra Galouzis and George H. Galouzis, who acknowledged the execution of the foregoing Warranty Deed and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS my hand and Notarial Seal on December 15th, 2017.

Commission Expires: 02/01/2024

County of Residence: Lake Lisa M. Matson, Notary Public

Document is

This instrument prepared by and please return to:

NOT OFFICIAL!

Kevin E. Steele, Esq.



This Document is the property of

the Lake County Recorder!

*156 S. Washington St.
Valparaiso, IN 46383
(219) 769-1313*

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Kevin E. Steele, Esq.

STOP



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 45-15-09-227-006.000-013

Lot 20 in Pon & Co's Highway Acres, as per plat thereof, recorded in Plat Book 25, page 1, in the Office of the Recorder of Lake County, Indiana



This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Fidelity National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; a counter-signature by the Company or its issuing agent that may be in electronic form.

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EXHIBIT B

Exceptions

1. Easement(s) for the purpose(s) and rights incidental thereto, as granted in a document, granted to Northern Indiana Public Service Company, for electrical lines, recorded on April 22, 1943, in Miscellaneous Record 354, page 14. and as evidenced by the ALTA/NSPS Land Title Survey prepared by McMahon Engineers/Architects dated August 9, 2017 as Project No. F0035-5-17-00201.

