

2019 037371

2019 JUN 21 AM 9:45

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

TAX: I.D. NO. 45-09-17-330-001.000-021

THIS INDENTURE WITNESSETH, That JUAN HERNANDEZ a/k/a JUAN HERNANDEZ, JR., (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to STEVEN ALOIA, (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:

LOTS 1 AND 2 IN BLOCK 1 IN RIVERTON PARK SUBDIVISION, IN THE CITY OF LAKE STATION, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 17 PAGE 18, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 2301 FAIRVIEW AVE., LAKE STATION, IN 46405

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2018 TAXES PAYABLE 2019, 2019 TAXES PAYABLE 2020. AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

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

Dated this 20 day of June, 2019

Juan Hernandez a/k/a Juan Hernandez, Jr.
JUAN HERNANDEZ a/k/a JUAN HERNANDEZ, JR.

STATE OF INDIANA, COUNTY OF Lake SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 20 day of June, 2019 personally appeared: JUAN HERNANDEZ a/k/a JUAN HERNANDEZ, JR. and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: Web 068
My commission expires: 3-30-23 Signature Kim M Rozek
Resident of Lake County Printed Kim M Rozek, Notary Public

This instrument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303
No legal opinion given to Grantor(s) or Grantee(s) in preparation of deed or form of holding ownership. All information used supplied by title company.

RETURN DEED TO: GRANTEE
GRANTEE STREET OR RURAL ROUTE ADDRESS: 2301 FAIRVIEW AVE., LAKE STATION, IN 46405
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.

Kim Rozek
Signature

Kim Rozek
Printed Name



COMMUNITY TITLE COMPANY
FILE NO. 1910470

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUN 21 2019

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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