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2019-081905

2019 Nov 27

9:50 AM

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
MICHAEL B BROWN
RECORDER

WARRANTY DEED

File No.: CTNW1905270-MSW
CT Valparaiso LLC L

THIS INDENTURE WITNESSETH, that Shelby L. Cates, individually (Grantor) CONVEY(S) AND WARRANT(S) to Jose Mendez and Laura Mendez, husband and wife (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 in the State of Indiana, to wit:

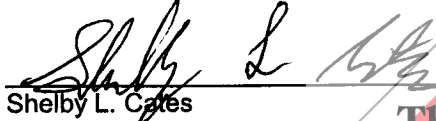
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

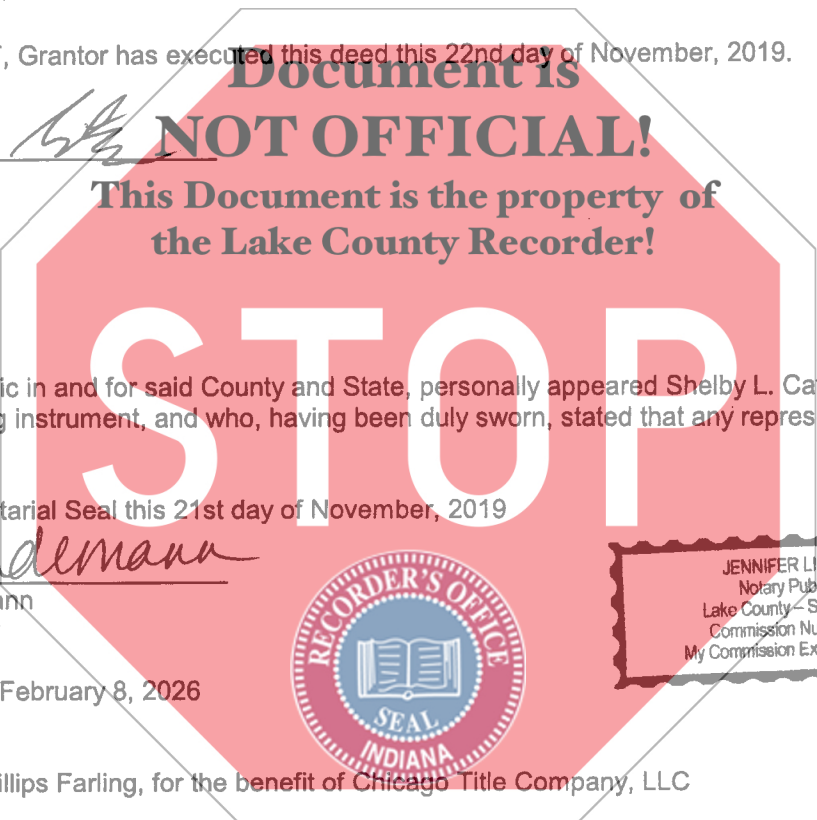
Property: 4401 West 73Rd Court, Merrillville, IN 46410-7332

Subject to all current real estate taxes and assessments and all subsequent taxes and assessments.

Subject to all easements, covenants, conditions, and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this deed this 22nd day of November, 2019.


Shelby L. Cates

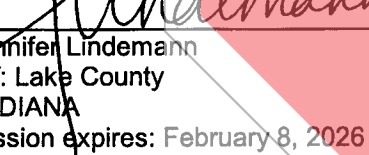


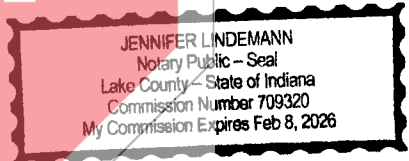
STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Shelby L. Cates who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 21st day of November, 2019

Signature: 
Printed: Jennifer Lindemann
Resident of: Lake County
State of: INDIANA
My Commission expires: February 8, 2026



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

Grantee's Address and Tax Billing Address: 4401 West 73Rd Court
Merrillville, IN 46410-7332

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.

1820801364
#2500
DB

① CTNW1905270

CHICAGO TITLE COMPANY, LLC

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

NOV 27 2019

053950

JOHN E. PETALAS
LAKE COUNTY AUDITOR

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 45-12-18-303-025.000-030

ALL OF LOT 13 IN CREEKWOOD CROSSING, UNIT ONE, AN ADDITION TO THE TOWN OF MERRILLVILLE, AS PER PLAT THEREOF, RECORDING IN PLAT BOOK 97, PAGE 70, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PART: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 13; THENCE NORTH 01 DEGREES 57 MINUTES 47 SECONDS EAST, 140.73 FEET ALONG THE WEST LINE OF SAID LOT 13 TO THE NORTHWEST CORNER OF SAID LOT 13; THENCE EAST 54.00 FEET ALONG A NON-TANGENT CURVE CONCAVE NORTH, HAVING A RADIUS OF 60.00 FEET TO THE EXTENSION OF THE CENTERLINE OF AN EXISTING PARTY WALL, SAID CURVE BEING THE NORTH LINE OF SAID LOT 13; THENCE SOUTH 01 DEGREES 57 MINUTES 47 SECONDS WEST, 125.76 FEET ALONG SAID CENTERLINE AND EXTENSIONS THEREOF TO THE SOUTH LINE OF SAID LOT 13; THENCE NORTH 88 DEGREES 02 MINUTES 13 SECONDS WEST, 50.00 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING, IN LAKE COUNTY, INDIANA.

