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2020-017200

2020 Mar 12

9:10 AM

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

MAIL TAX BILLS TO:
JO ANN POULTER
3380 CALHOUN ST.
GARY, IN 46406



This indenture witnesseth that the **JAMES W. COLIAS FAMILY TRUST DATED SEPTEMBER 22, 2016** of Lake County, State of Indiana, conveys and warrants to **JO ANN POULTER**, whose address is 3380 Calhoun St., Gary, IN 46406 for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration the receipt whereof is hereby acknowledged, the following real estate in Lake County in the State of Indiana, to wit:

Part of West Half of the Southwest Quarter of Section 24, Township 36 North, Range 9 West of the 2nd P.M. commencing 2640 feet North, thence East 1320 feet, thence South 210 feet to the point of beginning, thence West 225 feet, thence South 152 feet, thence East 225 feet, thence North 152 feet to the point of beginning.

Parcel No.: 45-07-24-301-005 000-003
Commonly known as 3380 Calhoun Street, Gary, IN 46406

Subject To: All unpaid real estate taxes and assessments for 2019 payable in 2020, and for all real estate taxes and assessments for all subsequent years.

Subject To: All covenants, easements, rights-of-way, building lines, highways, roads, street, alleys and other restrictions of beneficial use and enjoyment of record, and all facts and matters affecting legal and equitable ownership and possession of the real estate which would be, or should have been, revealed and disclosed by an accurate survey of the real estate described above.

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

MAR 12 2020

051280

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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rm

Dated this 5th day of March, 2020.

**JAMES W. COLIAS FAMILY TRUST
DATED SEPTEMBER 22, 2016**

James W. Colias
By: JAMES W. COLIAS, Co-Trustee

Susan E. Colias
By: SUSAN E. COLIAS, Co-Trustee

**Document is
NOT OFFICIAL!**

STATE OF INDIANA)
) **This Document is the property of**
) **the Lake County Recorder!**
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **JAMES W. COLIAS and SUSAN E. COLIAS, Co-Trustees of the JAMES W. COLIAS FAMILY TRUST DATED SEPTEMBER 22, 2016** and acknowledged the execution of the foregoing deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal, this 5th day of March, 2020.

Rhett L. Tauber
Rhett L. Tauber, Notary Public



My Commission Expires: 9-2-2022
County of Residence: Lake

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. (Rhett L. Tauber, Esq.)

This Instrument Prepared By:
Rhett L. Tauber, Esq.
Tauber Law Offices
1415 Eagle Ridge Drive
Scherverville, IN 46375
(219) 865-6666