

2020-028365

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

2020 May 21 11:11 AM

WARRANTY DEED

TAX: I.D. NO. 45-19-24-202-016.000-007

THIS INDENTURE WITNESSETH, That DAVID E. BURNS AND JANICE E. BURNS, HUSBAND AND WIFE, (GRANTORS), of LAKE County in the State of INDIANA, CONVEY AND WARRANT to ANDREW POSTEMA AND ERICA POSTEMA, HUSBAND AND WIFE, (GRANTEES), 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:

PART OF THE EAST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 33 NORTH, RANGE 9 WEST OF THE 2ND P.M., IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID TRACT, THENCE SOUTH ALONG THE EAST LINE THEREOF, 546 FEET, THENCE WEST 330 FEET; NORTH 546 FEET; THENCE EAST 330 FEET TO THE PLACE OF BEGINNING EXCEPT THAT PART OF SAID TRACT PLATTED AS DEMI HEIGHTS RECORDED IN PLAT BOOK 40, PAGE 127, IN THE OFFICE OF THE RECORDER, LAKE COUNTY, INDIANA.

AND

PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 33 NORTH, RANGE 9 WEST OF THE 2ND P.M., IN LAKE COUNTY, INDIANA DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT: THENCE WEST ALONG THE SOUTH LINE THEREOF, 330 FEET; THENCE NORTH 10 FEET; THENCE EASTERLY 329.94 FEET TO THE EAST LINE OF SAID TRACT, THENCE SOUTH ALONG THE EAST LINE THEREOF, 14 FEET TO THE POINT OF BEGINNING.

COMMONLY KNOWN AS: 17304 MOUNT ST., LOWELL, INDIANA

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2019 TAXES PAYABLE 2020, 2020 TAXES PAYABLE 2021 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

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

Dated this 15 day of May, 2020

David E. Burns
DAVID E. BURNS

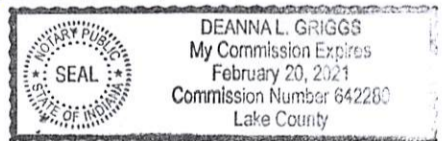
Janice E. Burns
JANICE E. BURNS

STATE OF INDIANA, COUNTY OF Lake

Before me, the undersigned, a Notary Public in and for said County and State, this 15 day of May, 2020, personally appeared: DAVID E. BURNS AND JANICE E. BURNS and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: 642280
My commission expires: 2/20/21
Resident of Lake County

Signature *Deanna L. Griggs*
Printed Deanna L. Griggs, 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: GRANTEES
GRANTEE STREET OR RURAL ROUTE ADDRESS: 17304 MOUNT ST., LOWELL, IN 46356
SEND TAX BILLS TO: GRANTEES

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.

Deanna L. Griggs
Signature

Deanna L. Griggs
Printed Name

DULY DELIVERED FOR TAXATION SUBJECT TO FINANCIAL ACCEPTANCE FOR TRANSFER

\$25000

MAY 20 2020
JOHN PETALAS
LAKE COUNTY AUDITOR

041895

Community Title Company
File No. 2017862

CK12249