

2020-044521

2020 Jul 15

10:05 AM

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

WARRANTY DEED

File No.: FNW2003190R

4
THIS INDENTURE WITNESSETH, that Nancy Jo Wohland (Grantor) CONVEY(S) AND WARRANT(S) to Linda R. Bova, Declaration of Trust, dated February 15, 1993 (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: 1318 Marigold Place, Schererville, IN 46375

Tax ID No.: 45-11-08-337-015.000-036

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 10th day of July, 2020.

Nancy Jo Wohland

Nancy Jo Wohland

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Nancy Jo Wohland who acknowledged the execution of the foregoing instrument, who acknowledged the foregoing instrument to be his/her free act and deed.

Witness my hand and Notarial Seal this 10th day of July, 2020

Signature: _____

Printed: Melissa Renee Miller

Resident of: Lake County

State of: INDIANA

My Commission expires: November 16, 2025



DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

JUL 14 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

FIDELITY NATIONAL
TITLE COMPANY
FNW2003190

024004
CK#1820704667

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Prepared By: Timothy R. Kuiper
Austgen Kuiper Jasaitis P.C.
130 North Main Street, Crown Point, IN 46307

Grantee's Address and Tax Billing Address: 1318 Marigold Place
Scherverville, IN 46375

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: Melissa Renee Miller.

Return To: Linda R. Bova
Linda R. Bova, Declaration of Trust, dated February 15, 1993
1318 Marigold Place
Scherverville, IN 46375

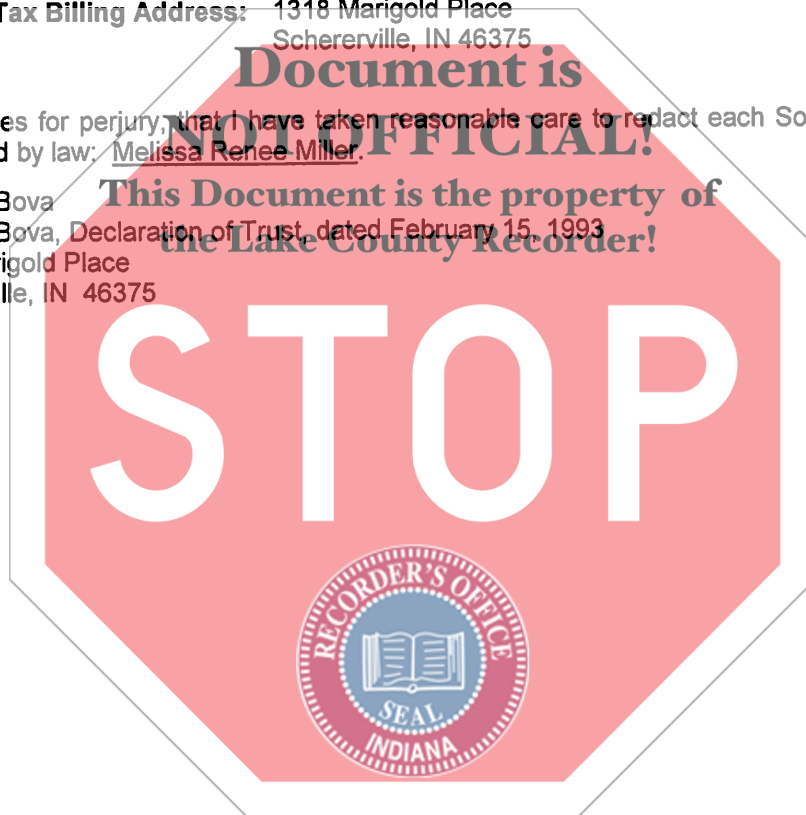
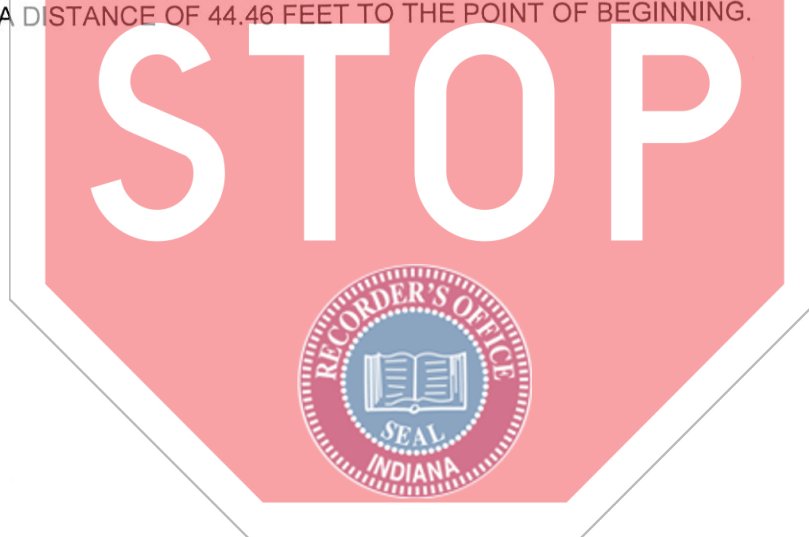


EXHIBIT "A"
Legal Description

379
For APN/Parcel ID(s): 45-11-08-337-015.000-036

PART OF LOT 132 IN AUBURN MEADOW PHASE VI, AN ADDITION TO THE TOWN OF SCHERERVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 94 PAGE 85, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER AT SAID LOT 132; THENCE SOUTH 00 DEGREES 17 MINUTES 14 SECONDS EAST, ALONG THE WEST LINE THEREOF, A DISTANCE OF 27.94 FEET; THENCE SOUTH 33 DEGREES 10 MINUTES 11 SECONDS WEST, ALONG THE WESTERLY LOT LINE, A DISTANCE OF 18.06 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES 29 MINUTES 51 SECONDS EAST, A DISTANCE OF 142.69 FEET TO A POINT ON THE CURVED EASTERLY LINE OF SAID LOT 132; THENCE SOUTHEASTERLY ALONG SAID CURVED EASTERLY LINE AN ARC DISTANCE OF 46.58 FEET; THENCE SOUTH 00 DEGREES 17 MINUTES 14 SECONDS EAST, ALONG THE EAST LOT LINE A DISTANCE OF 1.00 FEET; THENCE SOUTH 89 DEGREES 29 MINUTES 51 SECONDS WEST, A DISTANCE OF 195.01 FEET TO A POINT ON THE WESTERLY LINE OF SAID LOT 132; THENCE NORTH 33 DEGREES 10 MINUTES 11 SECONDS EAST ALONG SAID WESTERLY LINE, A DISTANCE OF 44.46 FEET TO THE POINT OF BEGINNING.



CERTIFICATE OF PROOF

WITNESS to the signature(s) on the foregoing instrument to which this Proof is attached:

Alicia Salinas
Witness Signature

Alicia Salinas
Witness Name)

PROOF:
STATE OF INDIANA
COUNTY OF Lake

Before me, a Notary Public in and for said County and State, on the above named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows Alicia Salinas to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said WITNESS execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.

[Signature]
NOTARY PUBLIC



NOTARY SEAL / STAMP Requirements:
Melissa Renee Miller
Notary Public - State of Indiana
Seal
My Commission Expires: 11/16/2025
Commission No. 707721

Property Address:

Grantees Address and Tax Mailing Address:

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. Melissa Renee Miller

Instrument prepared by: Melissa Renee Miller
Fidelity National Title Company
334 E Lincoln Hwy Unit C
Scherverville, IN 46375