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2020-034837
2020 Jun 10 9:41 AM
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
MICHAEL B BROWN
RECORDER

Mail tax bills to: 7713 Forest Ave
Munster IN 46321

2020-044530
2020 Jul 15 10:05 AM
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
MICHAEL B BROWN
RECORDER
WARRANTY DEED

THIS INDENTURE WITNESSETH, That, KURT M. MATZ AND CATHERINE M. MATZ, HUSBAND AND WIFE, GRANTORS, OF LAKE COUNTY, IN THE STATE OF INDIANA, CONVEY AND WARRANT TO:

HENRY SPARKS AND DARCY STEPHENSON, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, GRANTEES

In consideration of One-Dollar and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate:

The South 44.1 feet of Lot 17 and the North 15 feet of Lot 18 in Block 2 in Broadmoor, in the Town of Munster, as per plat thereof, recorded in Plat Book 13 page 3, in the Office of the Recorder of Lake County, Indiana.

Parcel No.: 45-06-13-326-002-027
Commonly known as: 7713 FOREST AVENUE, MUNSTER, IN 46321

Subject to unpaid taxes and assessments, if any, defects in locations or measurements ascertainable only by survey, building lines, highways, streets, alleys, easements, covenants, conditions and restrictions of record.

Dated this 3 day of June, 2020.

Kurt M. Matz Catherine M. Matz

STATE OF Indiana, COUNTY OF Marshall, SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 3 day of June, 2020, personally appeared, Kurt M. Matz and Catherine M. Matz and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My Commission Expires 1-6-27

Mary Anne Mock
Signature of Notary Public

Resident of: Elkhart County

Mary Anne Mock
Printed Name of Notary Public

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. Thomas L. Kirsch

This instrument prepared by: THOMAS L. KIRSCH, 131 RIDGE RD. MUNSTER, IN 46321, Attorney at Law
Mail To: 7713 FOREST AVENUE, MUNSTER, IN 46321
Grantees Address: 7713 FOREST AVENUE, MUNSTER, IN 46321

MARY ANNE MOCK
Notary Public, State of Indiana
Elkhart County
Commission # NP0717722
My Commission Expires
January 6, 2027

FIDELITY NATIONAL
TITLE COMPANY
FR2007026

Fidelity National Title Region
DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
JUN 09 2020
JOHN E. PETALAS
LAKE COUNTY AUDITOR

022821

25. CK#1820704667

CK#1820704667

Office of the Lake County Assessor
JUL 14 2020
By: OB
Sales Disclosure No.