

2020-048923

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

2020 Jul 30 9:11 AM

WARRANTY DEED

TAX: I.D. NO. 45-07-08-455-001.000-023

THIS INDENTURE WITNESSETH, That RAYMUNDO A. GARCIA, (GRANTOR), of LAKE County in the State of INDIANA, CONVEY AND WARRANT to MYLES E. DE FONSECA, (GRANTEE), of COOK 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:

LOTS 15, 16, 17 AND 18 IN BLOCK 44 IN UNIT 13 OF WOODMAR, IN THE CITY OF HAMMOND, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 18 PAGE 21, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 7109 KNICKERBOCKER PARKWAY, HAMMOND, INDIANA 46323

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 24th day of July, 2020

[Signature]
RAYMUNDO A. GARCIA

Document is NOT OFFICIAL!

TIA LIPSCOMB
My Commission Expires
December 11, 2027
Commission Number NP0724041
Lake County

STATE OF INDIANA, COUNTY OF Porter ss:

Before me, the undersigned, a Notary Public in and for said County and State, this 24th day of July, 2020, personally appeared: RAYMUNDO A. GARCIA and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: 724041
My commission expires: 12/11/2027
Resident of Lake County
Signature: *[Signature]*
Printed: Tia Lipscomb, Notary Public

[Signature]
Delora Harting
Witness Signature
Witness' Printed Name

STATE OF INDIANA
County of Porter

TIA LIPSCOMB
My Commission Expires
December 11, 2027
Commission Number NP0724041
Lake County

Before me, a Notary Public in and for said County and State, personally appeared the above named WITNESS Delora Harting to the foregoing instrument, who, being duly sworn by me, did depose and say that he/she knows RAYMUNDO A. GARCIA to be the individual(s) described herein and who executed the foregoing instrument in the Witness's presence, and that the above named described Witness is not a party to the transaction described in the foregoing instrument and will not receive any interest in or proceeds from the property that is the subject of the transaction.

Witness my hand and Notarial Seal this 24th day of July, 2020

[Signature]
Tia Lipscomb
Notary Public Signature
Notary Public Printed Name

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

024474
JUL 29 2020
JOHN E. PETALAS
LAKE COUNTY AUDITOR

Commission Number: 724041
My Commission Expires: 12/11/2027
Resident of Lake County

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: GRANTEE
GRANTEE STREET OR RURAL ROUTE ADDRESS: 7109 KNICKERBOCKER PARKWAY, HAMMOND, INDIANA 46323
SEND TAX BILLS TO: GRANTEE

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.

[Signature]
Signature
Tia Lipscomb
Printed Name

25-RM
COMMUNITY TITLE COMPANY
FILE NO. 2019941
12350