

2020-048928

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

2020 Jul 30

9:11 AM

WARRANTY DEED

TAX: I.D. NO. 45-11-26-228-012.000-032

THIS INDENTURE WITNESSETH, That HENRY J. GROOT AND TRICIA L. GROOT, HUSBAND AND WIFE, (GRANTORS), of LAKE County in the State of INDIANA, CONVEY AND WARRANT to LAURA WASZAK, (GRANTEE), 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:

LOT 247 IN HEATHER HILLS, SECTION 3, UNIT 1, TO THE TOWN OF SCHERERVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 69, PAGE 53, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as: 6430 W. 86TH AVENUE, CROWN POINT, INDIANA 46307

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 24 day of July, 2020.

HENRY J. GROOT

STATE OF IN
COUNTY OF LAKE

SS:

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

Commission Number: 681586

My commission expires: 3/9/24

Resident of LAKE County

Signature

Printed



Patricia Ludington
Resident Of
Lake County
My Commission Expires:
3/9/2024

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

JUL 29 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

COMMUNITY TITLE COMPANY
FILE NO. 2019158

12380

024477

25
12380
AM



TAX: I.D. NO. 45-11-26-228-012.000-032
GROOT/WASZAK

EXECUTED AND DELIVERED IN MY PRESENCE:

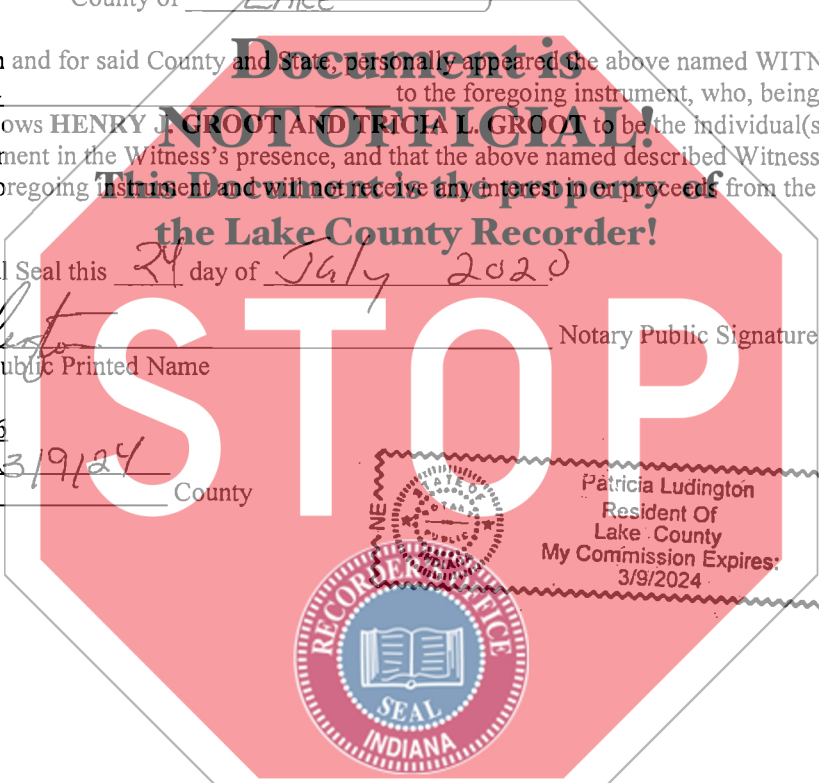
Roseann Quilling Witness Signature
ROSEANN Quilling Witness' Printed Name

STATE OF INDIANA) County of LAKE)

Before me, a Notary Public in and for said County and State, personally appeared the above named WITNESS Roseann Quilling to the foregoing instrument, who, being duly sworn by me, did depose and say that he/she knows **HENRY J. GROOT AND TRICIA L. GROOT** 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 or proceeds from the property that is the subject of the transaction.

Witness my hand and Notarial Seal this 29 day of July 2020
Patricia Ludington Notary Public Signature
Patricia Ludington Notary Public Printed Name

Commission Number: 681586
My Commission Expires: 3/9/24
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'S STREET OR RURAL ROUTE ADDRESS: **6430 W. 86TH AVENUE, CROWN POINT, INDIANA 46307**
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.

Patricia Ludington Signature
Patricia Ludington Typed Name