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2020-048945

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

2020 Jul 30

9:11 AM

TRUSTEE'S DEED

TAX: I.D. NO: 45-16-09-205-038.000-042

THIS INDENTURE WITNESSETH, That JEANNE E. HORWITH, AS SUCCESSOR TRUSTEE OF THE ANNE FERGUSON TRUST DATED FEBRUARY 12, 2001 (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS to IVAN JOSIFOSKI AND MILENA JOSIFOSKA, 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:

THE EAST 1/2 OF LOT 99 IN PRAIRIE VIEW, UNIT 2, AN ADDITION TO THE CITY OF CROWN POINT, AS PER PLAT THEREOF, RECORDED IN PLAT BOO 85 PAGE 42, N THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 1710 DOGWOOD DRIVE, 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 SPECIAL ASSESSMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

THE GRANTORS CERTIFY THAT THIS DEED IS EXECUTED IN ACCORDANCE WITH AND PURSUANT TO, THE TERMS AND PROVISIONS OF THE UNRECORDED TRUST AGREEMENT UNDER WHICH TITLE TO THE ABOVE DESCRIBED REAL ESTATE IS HELD AND THAT THE TRUSTEES HAVE FULL POWER AND AUTHORITY TO EXECUTE THIS DEED AS OF THE DATE OF EXECUTION.

Dated this 22<sup>nd</sup> day of July, 2020

*Jeanne E. Horwith*  
JEANNE E. HORWITH, AS SUCCESSOR TRUSTEE OF THE ANNE FERGUSON TRUST DATED FEBRUARY 12, 2001

STATE OF INDIANA  
COUNTY OF LAKE

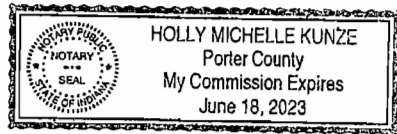
Before me, the undersigned, a Notary Public in and for said County and State, this 22<sup>nd</sup> day of July, 2020, personally appeared JEANNE E. HORWITH, AS SUCCESSOR TRUSTEE OF THE ANNE FERGUSON TRUST DATED FEBRUARY 12, 2001 and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: NP0669360  
My commission expires: 6-18-23  
Resident of PORTER County

*Holly M. Kunze*  
Signature  
Printed: Holly M. Kunze, Notary Public

EXECUTED AND DELIVERED IN MY PRESENCE:

*Nancy Larson* Witness Signature  
NANCY LARSON 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 NANCY LARSON to the foregoing instrument, who, being duly sworn by me, did depose and say that he/she knows JEANNE E. HORWITH, AS SUCCESSOR TRUSTEE OF THE ANNE FERGUSON TRUST DATED FEBRUARY 12, 2001 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.

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

JUL 29 2020

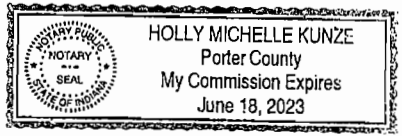
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

COMMUNITY TITLE COMPANY  
FILE NO. 2019334  
25  
12380  
AM  
024485

Witness my hand and Notarial Seal this 22<sup>nd</sup> day of JULY, 2020

Holly M. Kunze Notary Public Signature  
Holly M. Kunze Notary Public Printed Name

Commission Number: NP 0669260  
My Commission Expires: 6-18-23  
Resident of PORTER 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. All information used in preparation of document was supplied by title company.

RETURN DEED TO: **GRANTEES**  
GRANTEE STREET OR RURAL ROUTE ADDRESS: **1710 DOGWOOD DRIVE, CROWN POINT, INDIANA 46307**  
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.

[Signature]  
Signature

Holly M. Kunze  
Printed Name

**Document is NOT OFFICIAL!**  
**This Document is the property of the Lake County Recorder!**

