

2020-054814

2020 Aug 21 9:31 AM

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

WARRANTY DEED

2

THIS INDENTURE WITNESSETH THAT Joy I. Talley of Lake County in the State of Indiana

CONVEYS AND WARRANTS TO O Properties, LLC, a limited liability company organized and existing under the laws of the State of Indiana, for and in consideration of Ten Dollars and other valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to-wit:

Lot 26, Block "B", Meadowland Estates Unit No. 1, in the Town of Merrillville, as shown in Plat Book 30, page 74, Lake County, Indiana.

Commonly known as 238 West 56th Place, Merrillville, IN 46410

Subject to easements of highways, streets, alleys, sewers, tiles, drains, and public utilities. Subject to all taxes, zoning requirements, easements and restrictions of record.

IN WITNESS WHEREOF, the said Joy I. Talley has hereunto set her hand(s) and seal(s), this 19th day of August, 2020.

Joy I. Talley
Joy I. Talley

Executed and delivered in by presence:

Witness' Signature: *Donna R. [Signature]*

Witness' Printed Name: Donna R. [Signature]



MAIL TAX BILLS TO GRANTEE: O' Properties, LLC
1471 West 84th Avenue, Merrillville, IN 46410

TAX KEY NO(S): 45-12-04-276-019.000-031

GRANTEE(S) ADDRESS: 1471 West 84th Avenue, Merrillville, IN 46410

THIS INSTRUMENT PREPARED BY: Douglas R. Kvachkoff, Attorney at Law
325 N. Main, Crown Point, IN 46307, 219-662-2977

File No.: IN-20-63366-02

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: *John E. Petalas*

043058

INDIANA TITLE NETWORK COMPANY
325 NORTH MAIN
CROWN POINT, IN 46307

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

AUG 20 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

25.
#279420

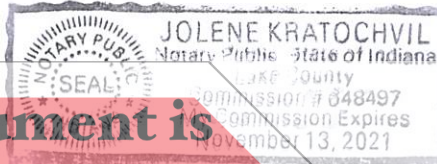
STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, do hereby certify that **Joy I. Talley** personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this **19th day of August, 2020.**

Jolene Kratochvil

Notary Public: JOLENE KRATOCHVIL
Commission Expires: 11/13/2021
Commission No.: 671185
County of Residence: LAKE



Document is NOT OFFICIAL!

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

This Document is the property of the Lake County Recorder!

Before me, a Notary Public in and for said County and State, personally appeared *Donna Dyer* (Witness) being known to me to be the person whose name is subscribed as a witness to the foregoing instrument, who, being duly sworn by me, deposes and says that the foregoing instrument was executed and delivered by **Joy I. Talley** (Grantor) in the above-named subscribing witness's presence, and that the above-named subscribing 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 **19th day of August, 2020.**

Jolene Kratochvil

Notary Public: JOLENE KRATOCHVIL
Commission Expires: 11/13/2021
Commission No.: 671185
County of Residence: LAKE

