

2020-072030

2020 Oct 8

8:50 AM

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

WARRANTY DEED

THIS INDENTURE WITNESSETH, that Bryon D Cook a/k/a Byron D Cook "Grantor(s)", CONVEYS AND WARRANTS TO Abraham Avila and Fabiola Avila and Juan Avila Sanchez, as tenancy by entirety Grantee(s)", for the sum of Ten Dollars and zero cents (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana:

LOT 2 IN RANBURN WOODS SECTION "C", AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 25 PAGE 48, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property Address: 2670 Crest Street, Gary, IN 46408

Parcel ID: 45-08-29-176-002.000-001

Subject to the following:

- (a) Any and all easements, encumbrances, covenants, restrictions, conditions, rights-of-way and other matters of record;
- (b) Zoning ordinances and other governmental restrictions affecting the use of the real estate;
- (c) Current real estate taxes and assessments not delinquent and all real estate taxes and assessments arising hereafter; and
- (d) Any and all matters which would be disclosed by a current and accurate survey of the real estate.

IN WITNESS WHEREOF, Grantors have executed this Deed this 1st day of October, 2020.

Bryon D Cook
Bryon D Cook a/k/a Byron D Cook

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

OCT 07 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

COUNTY OF Chatham, STATE OF GA SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 1st day of October, 2020 personally appeared that Bryon D Cook a/k/a Byron D Cook, who acknowledged the execution of the foregoing Deed as their free and voluntary act.

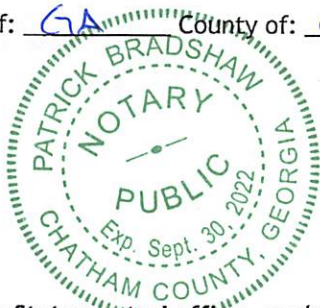
My Commission Expires: Sept. 30, 2022

Signed: Patrick Bradshaw

Resident of: GA County of: Chatham

Printed: Patrick Bradshaw

(SEAL)



Redaction Statement: 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. Lisa Palmer

Prepared by: Janice Shei, Attorney at Law, #25092-46, 15446 S 300 W, Hanna, IN 46340, 219-363-3499

Grantee's & Mail tax bills to: 2670 Crest Street, Gary, IN 46408

Liberty Title & Escrow File: NWI20001244

\$25
591018145
MB

054043