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2020-072931

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

2020 Oct 14 8:38 AM

WARRANTY DEED

File No.: FB2320020-00395-KKS

THIS INDENTURE WITNESSETH, that Robert B. Balzer and Cheryl A. Balzer , Husband and Wife(Grantor) CONVEY(S) AND WARRANT(S) to Kaitlin Renee Parks and Adam Quinn Parks , Wife and Husband(Grantee) for the sum of Ten Dollars (\$10.00) 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, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property: 624 S County Line Rd, Hobart, IN 46342

Tax ID No.: 45-09-33-427-003.000-018

Subject to all current real estate taxes and assessments, and all subsequent taxes and assessments.

Subject to all easements, covenants, conditions, and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this deed this 6th day of October, 2020.



Robert B. Balzer


Cheryl A. Balzer



FIDELITY NATIONAL
TITLE COMPANY
FB2320020-00395

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

OCT 09 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

25-RM
CK#1820704772

026901

STATE OF INDIANA

COUNTY OF PORTER

Before me, a Notary Public in and for said County and State, personally appeared Robert B. Balzer and Cheryl A. Balzer who acknowledged the execution of the foregoing instrument, who acknowledged the foregoing instrument to be his/her free act and deed.

Witness my hand and Notarial Seal this 10th day of October, 2020

Signature: *Kimberly Simpson*
Printed: Kimberly Simpson
Resident of: Porter County
State of: INDIANA
My Commission expires: October 12, 2023

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

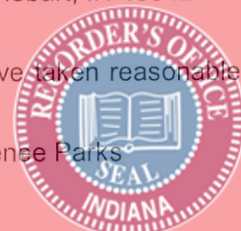
NOTARY PUBLIC
KIMBERLY SIMPSON
Commission Number 674118
My Commission Expires 10/12/23
County of Residence Porter County

Prepared By: Austgen Kuiper Jasaitis P.C.
130 North Main Street
, Crown Point, IN 46307

Grantee's Address and Tax Billing Address: 624 S County Line Rd
Hobart, IN 46342

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: Kim Simpson.

Return To: Adam Quinn Parks and Kaitlin Renee Parks
624 S County Line Rd
Hobart, IN 46342



CERTIFICATE OF PROOF

File No.: FB2320020-00395-KKS

WITNESS to the signature(s) on the foregoing instrument to which this Proof is attached.

Mary Beth Hruskova
Witness Signature

Mary Beth Hruskova
Witness Name



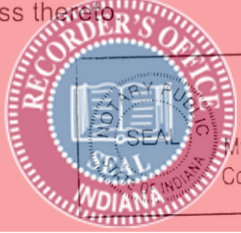
PROOF:

STATE OF Ind

COUNTY OF Porter

Before me, a Notary Public in and for said County and State, on October 6, 2020, personally appeared the above named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows Robert B. Balzer and Cheryl A. Balzer to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said Robert B. Balzer and Cheryl A. Balzer execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.

Kimberly Simpson
NOTARY PUBLIC



KIMBERLY SIMPSON
Commission Number 674118
My Commission Expires 10/12/23
County of Residence Porter County

Printed: _____

Resident of: _____ County

State of: _____

My Commission expires: _____

CERTIFICATE OF PROOF
(continued)

Property Address: 624 S County Line Rd, Hobart, IN 46342

Grantee's Address and Tax Mailing Address: 624 S County Line Rd
Hobart, IN 46342

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: Kim Simpson.

Instrument prepared by: Austgen Kuiper Jasaitis P.C.
130 North Main Street
, Crown Point, IN 46307

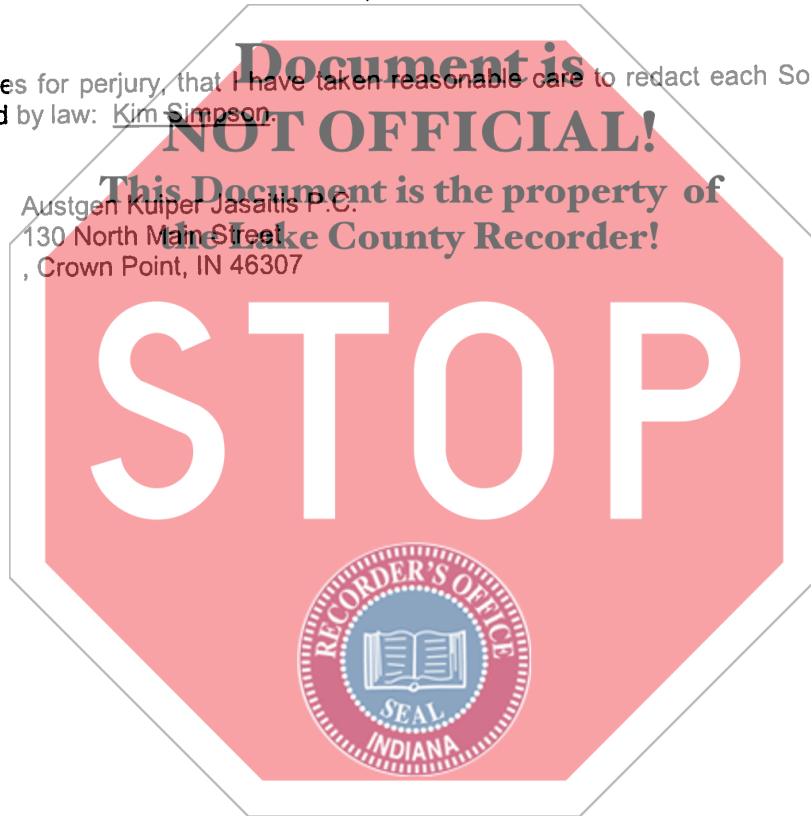


EXHIBIT "A"

PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 33,
TOWNSHIP 36 NORTH, RANGE 7 WEST OF THE SECOND PRINCIPAL MERIDIAN, DESCRIBED
AS FOLLOWS:

BEGINNING AT A POINT 3012.65 FEET SOUTH OF THE NORTHEAST CORNER OF SAID
SECTION; THENCE WEST AND PARALLEL TO THE NORTH LINE OF SAID SECTION A DISTANCE
OF 300 FEET; THENCE NORTH 150 FEET; THENCE EAST AND PARALLEL TO THE NORTH LINE
OF SAID SECTION A DISTANCE OF 300 FEET TO THE EAST LINE OF SAID SECTION; THENCE
SOUTH ALONG THE EAST LINE OF SAID SECTION, A DISTANCE OF 150 FEET TO THE PLACE
OF BEGINNING. THE CITY OF HOBART, LAKE COUNTY, INDIANA.

