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2020-072946

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

2020 Oct 14 8:36 AM

TRUSTEE'S DEED

File No.: FNW2004259-RJW

THIS INDENTURE WITNESSETH, That Beverly T. Nowicki as Trustee of the Beverly T. Nowicki Revocable Trust U/A DTD December 11, 2013 (Grantor) **CONVEY(S)** to Frederick H. Matzdorf and Barbara S. Matzdorf, husband and wife (Grantee) for the sum of One And No/100 Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

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

Property: 2539 E. Lakeshore Dr. A58, Crown Point, IN 46307

Tax ID No.: 45-17-09-428-058,000-044

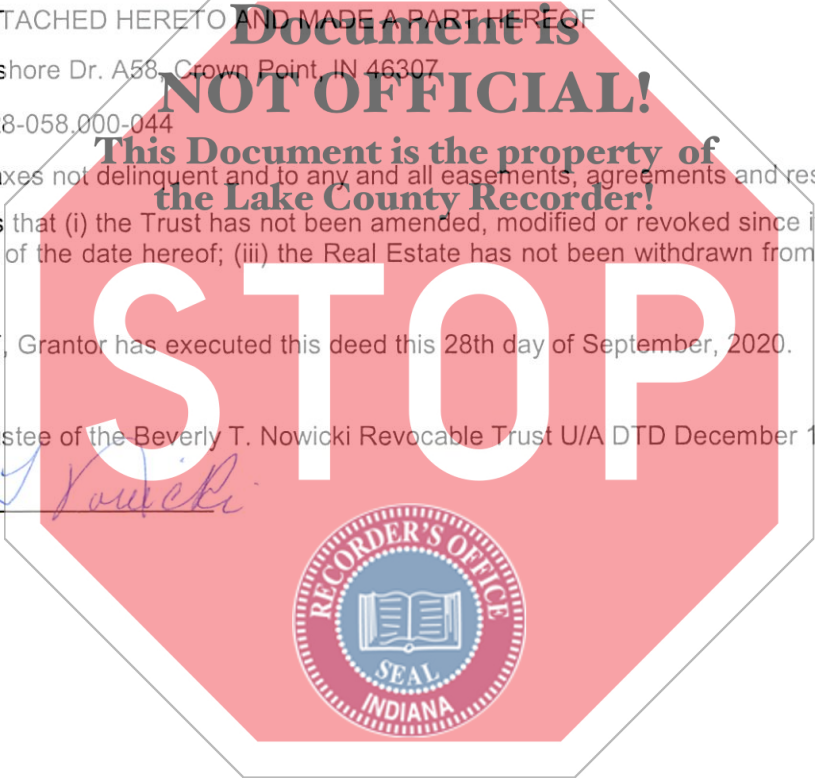
Subject to Real Estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

The Trustee herein states that (i) the Trust has not been amended, modified or revoked since its execution; (ii) the Trust is in full force and effect as of the date hereof; (iii) the Real Estate has not been withdrawn from the operation of said Trust Agreement.

IN WITNESS WHEREOF, Grantor has executed this deed this 28th day of September, 2020.

Beverly T. Nowicki as Trustee of the Beverly T. Nowicki Revocable Trust U/A DTD December 11, 2013

BY: Beverly T. Nowicki
Beverly T. Nowicki
Trustee



25 AM

FIDELITY NATIONAL
TITLE COMPANY
FNW2004259

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

OCT 09 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

CK#1820704772
026908

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Beverly T. Nowicki, Trustee, or their successor in trust, under the Beverly T. Nowicki as Trustee of the Beverly T. Nowicki Revocable Trust U/A DTD December 11, 2013, who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 28th day of September, 2020

Signature: 

Printed: Renee J. Wells
Resident of: Lake County
State of: INDIANA

My Commission expires: July 8, 2025

Document is
NOT OFFICIAL!

This Document is the property of
the Lake County Recorder



"OFFICIAL SEAL"
RENEE J. WELLS
NOTARY PUBLIC-INDIANA
LAKE COUNTY - INCIANA
Commission No. 702351
My Commission Expires 07/08/2025

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

Grantee's Address and Tax Billing Address: 2539 E. Lakeshore Dr. A58
Crown Point, IN 46307

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: RENEE WELLS

Return To: Frederick H. Matzdorf and Barbara S. Matzdorf
2539 E. Lakeshore Dr. A58
Crown Point, IN 46307

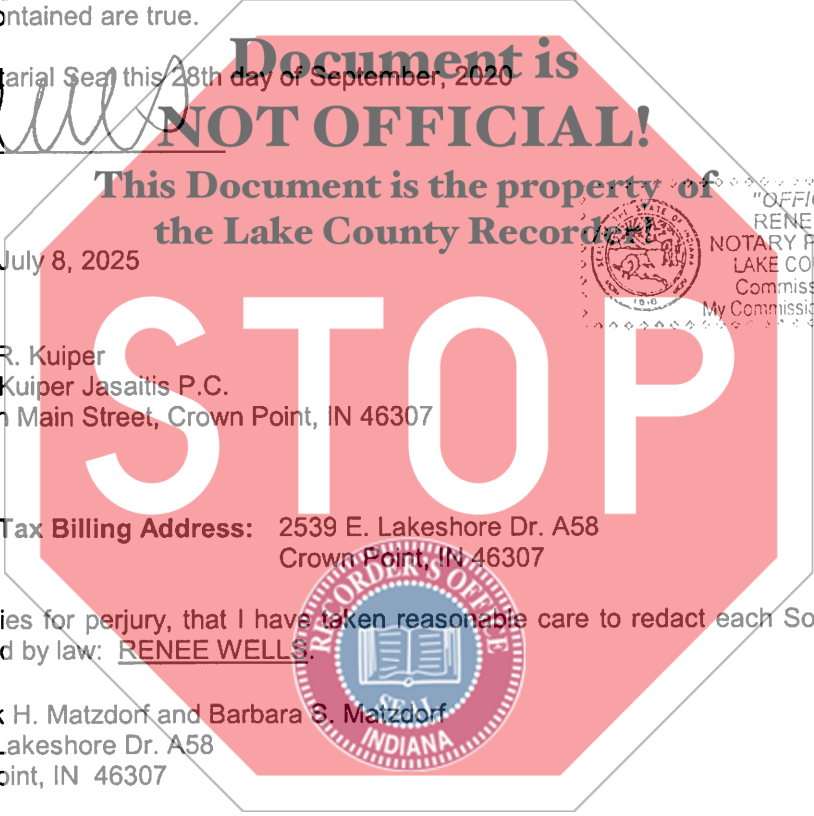
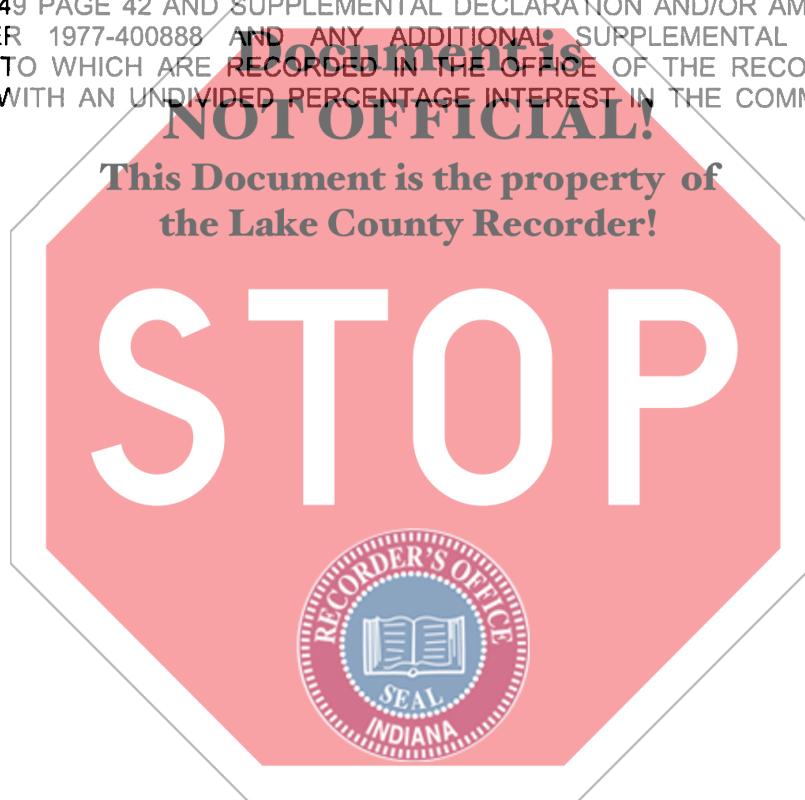


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 45-17-09-428-058.000-044

UNIT A-58 IN BUILDING 5 IN FOUR SEASONS LAKESIDE CONDOMINIUMS AS CREATED BY A DECLARATION RECORDED IN INSTRUMENT NUMBER 1976-358499 AND AS BUILT FLOOR PLANS RECORDED AS INSTRUMENT NUMBER PLAT BOOK 49 PAGE 42 AND SUPPLEMENTAL DECLARATION AND/OR AMENDMENT RECORDED AS INSTRUMENT NUMBER 1977-400888 AND ANY ADDITIONAL SUPPLEMENTAL DECLARATIONS AND/OR AMENDMENTS THERETO WHICH ARE RECORDED IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA. TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON AREAS AND LIMITED COMMON AREAS.



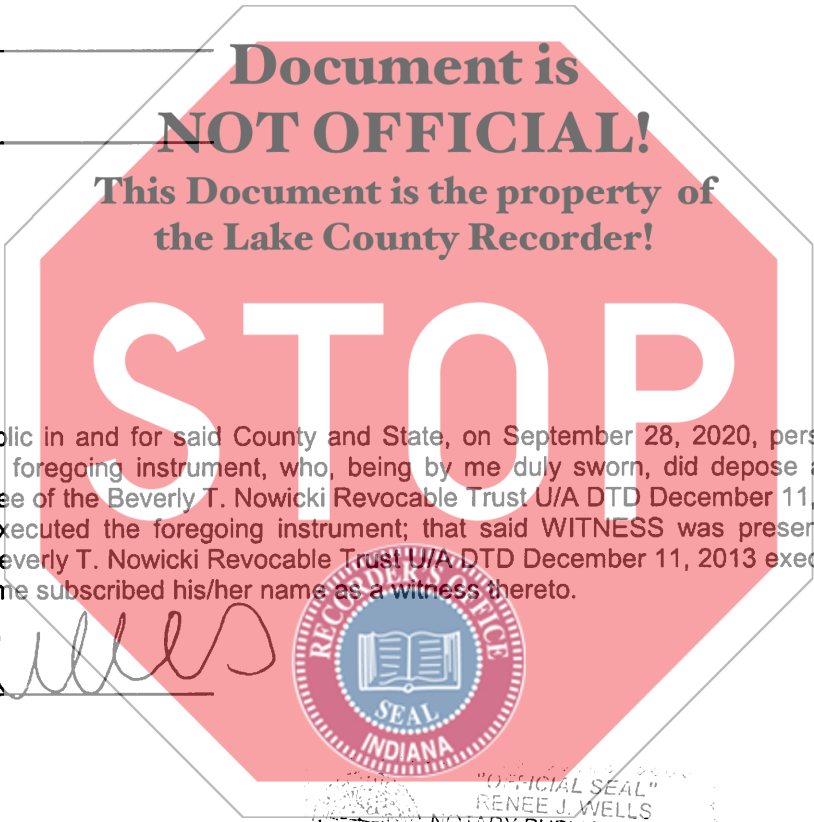
CERTIFICATE OF PROOF

File No.: FNW2004259-RJW

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


Witness Signature

TINA POLING
Witness Name

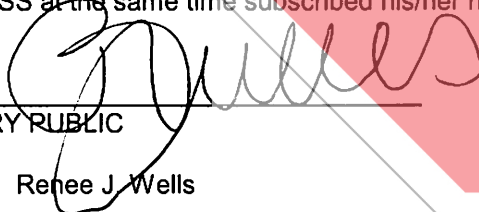


PROOF:

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, on September 28, 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 Beverly T. Nowicki, Trustee of the Beverly T. Nowicki Revocable Trust U/A DTD December 11, 2013 to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said Beverly T. Nowicki, Trustee of the Beverly T. Nowicki Revocable Trust U/A DTD December 11, 2013 execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.


NOTARY PUBLIC

Printed: Renee J. Wells

Resident of: Lake County

State of: INDIANA

My Commission expires: July 8, 2025



CERTIFICATE OF PROOF
(continued)

Property Address: 2539 E. Lakeshore Dr. A58, Crown Point, IN 46307

Grantee's Address and Tax Mailing Address: 2539 E. Lakeshore Dr. A58
Crown Point, IN 46307

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: RENEE WELLS.

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

