

2020-073487

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

2020 Oct 14 12:16 PM

**INDIANA GENERAL WARRANTY DEED**

STATE OF INDIANA  
Lake COUNTY

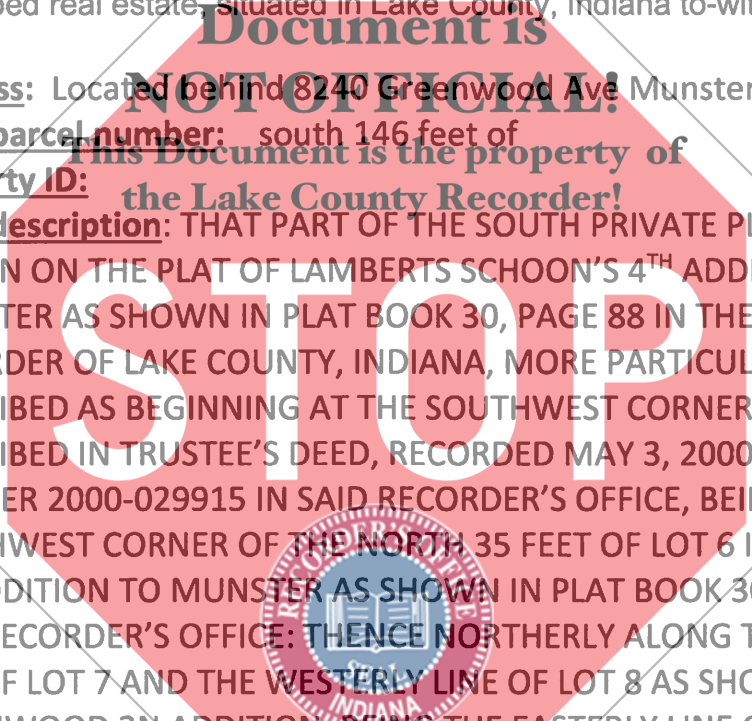
KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Four thousand dollars (\$4,000.00) in hand paid to Robert E Helmer, a Resident, residing at 9243 Greenwood Ave. County of: Lake, City of: Munster, State of Indiana (hereinafter known as the "Grantor(s)") hereby conveys and warrants to: Boyd, Ryan & Rachael, a Husband & wife, residing at 8204 Greenwood Ave Munster, IN 46321 (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following \*described real estate, situated in Lake County, Indiana to-wit:

**Address:** Located behind 8240 Greenwood Ave Munster, IN 46321

**State parcel number:** south 146 feet of

**Property ID:** the Lake County Recorder!

**Legal description:** THAT PART OF THE SOUTH PRIVATE PLAY GROUND AS SHOWN ON THE PLAT OF LAMBERTS SCHOON'S 4<sup>TH</sup> ADDITION TO MUNSTER AS SHOWN IN PLAT BOOK 30, PAGE 88 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS BEGINNING AT THE SOUTHWEST CORNER OF THE PARCEL DESCRIBED IN TRUSTEE'S DEED, RECORDED MAY 3, 2000 AS DOCUMENT NUMBER 2000-029915 IN SAID RECORDER'S OFFICE, BEING THE SOUTHWEST CORNER OF THE NORTH 35 FEET OF LOT 6 IN GREENWOOD 2<sup>ND</sup> ADDITION TO MUNSTER AS SHOWN IN PLAT BOOK 30, PAGE 69 IN SAID RECORDER'S OFFICE; THENCE NORTHERLY ALONG THE WESTERLY LINE OF LOT 7 AND THE WESTERLY LINE OF LOT 8 AS SHOWN IN SAID GREENWOOD 2N ADDITION, BEING THE EASTERLY LINE OF SAID SOUTHPRIVATE PLAY GROUND, 146.0 FEET; THENCE WESTERLY, PARALLEL WITH THE NORTHERLY LINE OF RIDGEWAY AVENUE, AS SHOWN ON SAID PLAT OF GREENWOOD 2N ADDITION, 109.24 FEET TO THE WESTERLY LINE OF SAID PRIVATE PLAY GROUND, BEING THE EASTERLY LINE OF LAMBERT SCHOON'S 2<sup>ND</sup> ADDITION AS SHOWN IN PLAT BOOK 30, PAGE 31 IN SAID RECORDER'S OFFICE; THENCE SOUTHERLY ALONG SAID WESTERLY AND EASTERLY LINE, 146.0 FEET; THENCE EASTERLY PARALLEL WITH SAID NORTHERLY LINE OF RIDGEWAY AVENUE, 109.24 FEET TO THE PINT OF BEGINNING.



82500

MB

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

054132

OCT 14 2020

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

Page 1 of 3

cash



**TOGETHER WITH** all the rights, members and appurtenances to the Real Estate in anywise appertaining or belonging thereto.

**TO HAVE AND TO HOLD**, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said Grantees, their heirs and assigns forever.

**And** said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenants with Grantees, and with their heirs and assigns, that Grantors are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantees, and their heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has executed and delivered this General Warranty Deed under seal as of the day and year first above written.



Robert E Helmer  
Grantor's Signature

\_\_\_\_\_  
Grantor's Signature

Robert E Helmer  
Grantor's Name

\_\_\_\_\_  
Grantor's Name

9243 Greenwood Ave  
Address

\_\_\_\_\_  
Address

Munster, IN 46321  
City, State & Zip

\_\_\_\_\_  
City, State & Zip

STATE OF INDIANA)  
COUNTY OF Lake )

**PATRICIA A. KULAVIC**  
Resident of Lake County  
My Commission Expires: **August 29, 2022**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that ROBERT E. HELMER whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 13<sup>th</sup> day of OCTOBER, 2020.

Patricia A. Kulavic  
Notary Public



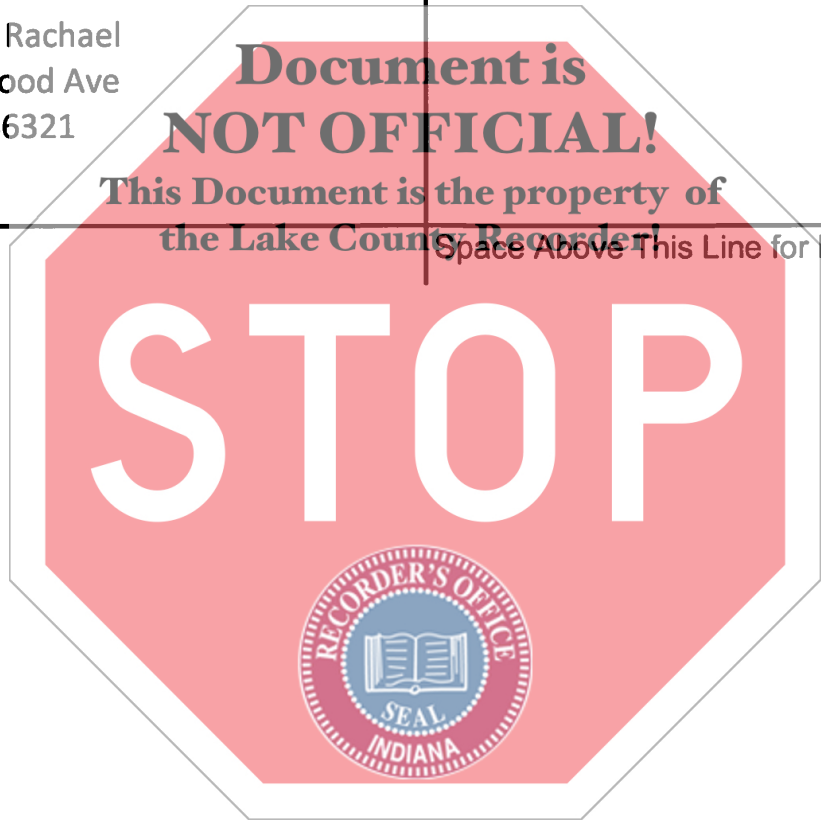
My Commission Expires: 8/29/2022

**Prepared By**

Robert E Helmer  
9243 Greenwood Ave  
Munster, IN 46321

**After Recording Return To**

Boyd, Ryan & Rachael  
8204 Greenwood Ave  
Munster, IN 46321



**Document is  
NOT OFFICIAL!**

**This Document is the property of  
the Lake County Recorder!**

Space Above This Line for Recorder's Use

**STOP**



CERTIFICATE OF PROOF

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

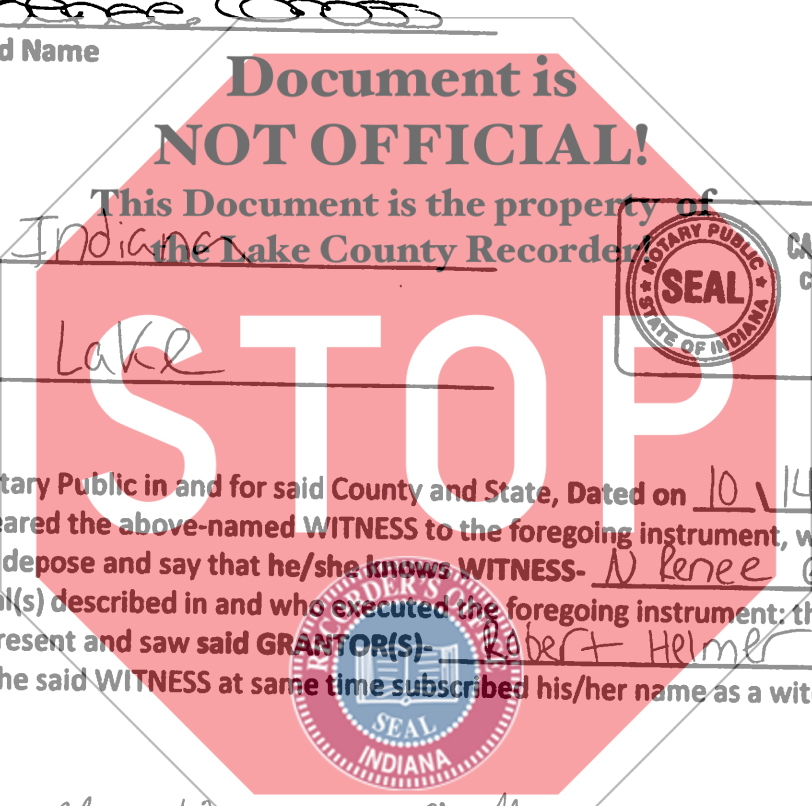
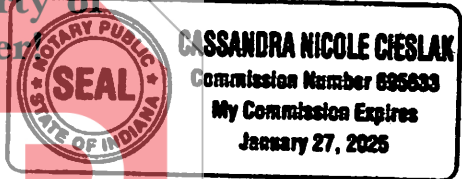
[Handwritten Signature]  
Witness Signature

N. Renee Gross  
Witness Printed Name

PROOF:

STATE OF Indiana This Document is the property of the Lake County Recorder

COUNTY OF Lake



Before me a Notary Public in and for said County and State, Dated on 10/14/2011, personally appeared the above-named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows WITNESS- N Renee Gross to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said GRANTOR(S)- Robert Helmer execute the same: and the said WITNESS at same time subscribed his/her name as a witness thereto

Cassandra Nicole Cieslak  
NOTARY PUBLIC SIGNATURE

Cassandra Nicole Cieslak  
NOTARY PRINTED NAME

Notary Name exactly as Commission

Notary Public- State of

Seal

My Commission Expires: January 27 2025

Commission No: 695633