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2020-081082

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

2020 Nov 6 8:42 AM

TAX ID NUMBER(S)  
State ID Number Only 45-07-04-451-055.000-023

WARRANTY DEED

THIS INDENTURE WITNESSETH THAT

Juan G. Guzman

**Document is NOT OFFICIAL!**

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


CONVEY(S) AND WARRANT(S) TO  
**Leonel S. Lopez Ortiz, a single man**, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Lake County, in the State of Indiana, to wit:

SEE ATTACHED EXHIBIT "A"

Subject to Real Estate taxes now due and payable and thereafter.

Subject to covenants, restrictions and easements of record.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 28th day of October, 2020.

  
Juan G. Guzman



MTC File No.: 20-37423 (UD)

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Hold for Meridian Title

NOV 02 2020

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

①

25-AM  
ChH  
7433

State of Indiana, County of Lake ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named **Juan G. Guzman** who acknowledged the execution of the foregoing Deed and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS, my hand and Seal this 28th day of October, 2020.

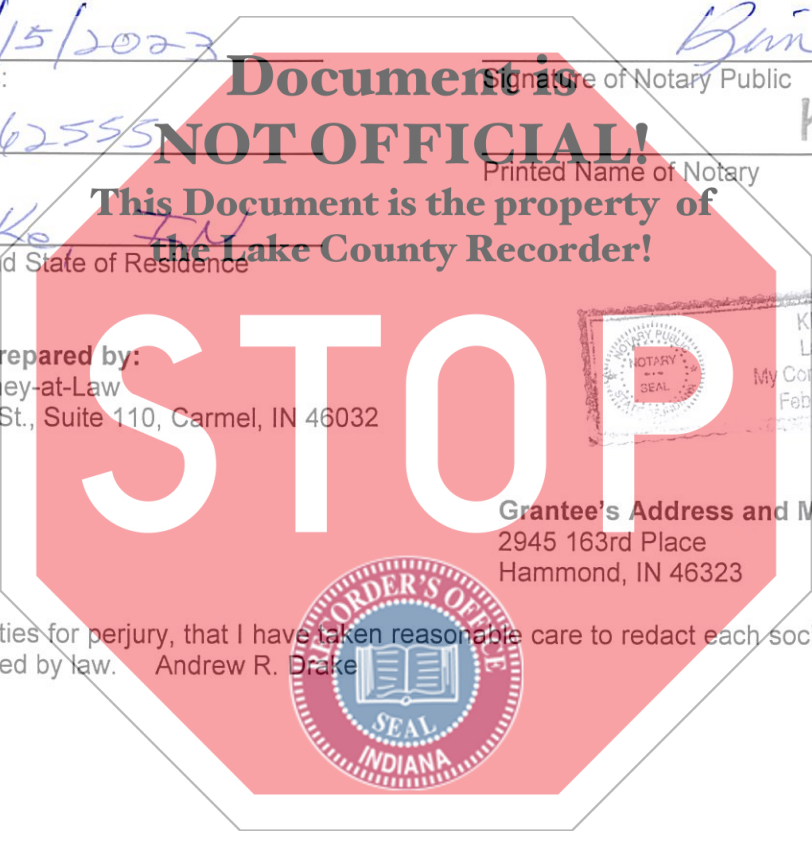
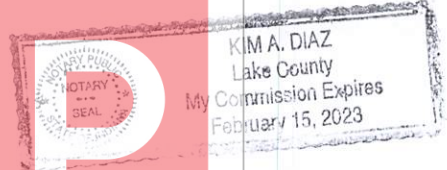
My Commission Expires: 2/15/2023 Signature of Notary Public *Kim A Diaz*  
 Commission No. 662555 **Document is NOT OFFICIAL!** Printed Name of Notary Kim A Diaz  
 Notary Public County and State of Residence Lake IN **This Document is the property of the Lake County Recorder!**

**This instrument was prepared by:**  
Andrew R. Drake, Attorney-at-Law  
11711 N. Pennsylvania St., Suite 110, Carmel, IN 46032

**Property Address:**  
2945 163rd Place  
Hammond, IN 46323

**Grantee's Address and Mail Tax Statements To:**  
2945 163rd Place  
Hammond, IN 46323

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. Andrew R. Drake



**EXHIBIT A**

All that part of Lots 19 and 20 lying West of a line which is 40 feet East of and parallel with the West line of said Lot 19 in Block 10 in Turner-Meyn Park, in the City of Hammond, as per plat thereof, recorded in Plat Book 19, page 12, in the Office of the Recorder of Lake County, Indiana.



**CERTIFICATE OF PROOF**

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

  
Witness Signature

Witness Name (must be typed / printed)

Emily Kurczynski



**PROOF:**

State of Indiana, County of Lake ss:

Before me, a Notary Public in and for said County and State, personally appeared, the above named WITNESS to the foregoing instrument, who, being known or proved 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 **Juan G. Guzman** (Name of person signing document) in the foregoing subscribing witness' presence.

WITNESS, my hand and Seal this 28th day of October, 2020.

2/15/2023  
My Commission Expires:

  
Signature of Notary Public

662555  
Commission No.

Kim A Diaz  
Printed Name of Notary

Lake, IN  
Notary Public County and State of Residence

