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2020-086467

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

2020 Nov 24 9:53 AM

WARRANTY DEED

CHICAGO TITLE INSURANCE COMPANY

File No.: CTNW2005624-JRA  
CT Lowell LLC

**THIS INDENTURE WITNESSETH**, that Raymond M. Lea, Jr., a single man (Grantor) CONVEY(S) AND WARRANT(S) to Cameron Payne (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:** 10401 Iron Gate Court, Cedar Lake, IN 46303-8345

**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 16th day of November, 2020.

*Raymond M. Lea, Jr.*

Raymond M. Lea, Jr.

STATE OF INDIANA

COUNTY OF LAKE

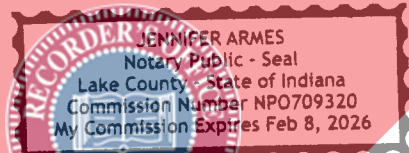
Before me, a Notary Public in and for said County and State, personally appeared Raymond M. Lea, Jr., a single man, who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 16th day of November, 2020

Signature: *JAMES*

Printed: Jennifer Armes  
Resident of: Lake County  
State of: INDIANA

My Commission expires: February 8, 2026



**Prepared By:** Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

**Grantee's Address and Tax Billing Address:** 10401 Iron Gate Court  
Cedar Lake, IN 46303-8345

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: Dena Phillips Farling.



*CKH* #25<sup>00</sup>  
1820801989

*DM*

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE

NOV 20 2020

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

CERTIFICATE OF PROOF

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

Jared Gutierrez  
Witness Signature

Witness Name ( Jared Gutierrez )

PROOF:  
State of Indiana

County of Lake

Before me, a Notary Public in and for said County and State, on 11/16/2020 , personally appeared the above named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows Raymond M. Lea Jr. a single man, to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said Raymond M. Lea Jr. a single man, execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.

Witness my hand and Notarial Seal this 16th day of November, 2020

Signature: \_\_\_\_\_

Printed: Jennifer Armes

Resident of: Lake County

State of: INDIANA

My Commission expires: February 8, 2026



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): 45-15-28-455-009.000-014**

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PART OF LOT 196 IN CENTENNIAL SUBDIVISION - PHASE 2, A SUBDIVISION IN THE TOWN OF CEDAR LAKE, INDIANA, AS PER RECORD PLAT THEREOF APPEARING IN PLAT BOOK 103, PAGE 87, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, WHICH PART OF SAID LOT 196 IS DESCRIBED AS FOLLOWS: COMMENCING AT THE EASTERLY-MOST CORNER OF SAID LOT 196; THENCE SOUTH 52 DEGREES 27 MINUTES 03 SECONDS WEST, ALONG THE SOUTHEASTERLY LINE OF SAID LOT, 38.88 FEET TO THE TRUE POINT OF BEGINNING HEREOF; THENCE CONTINUING SOUTH 52 DEGREES 27 MINUTES 03 SECONDS WEST, 22.00 FEET; THENCE NORTH 37 DEGREES 32 MINUTES 57 SECONDS WEST, 85.50 FEET TO THE NORTHWESTERLY LINE OF SAID LOT; THENCE NORTH 52 DEGREES 27 MINUTES 03 SECONDS EAST, ALONG SAID NORTHWESTERLY LINE, 22.00 FEET; THENCE SOUTH 37 DEGREES 32 MINUTES 57 SECONDS EAST, 85.50 FEET TO THE POINT OF BEGINNING.

