

# NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-012911

9:06 AM 2021 Feb 9

TAX ID NUMBER(S)  
State ID Number Only 45-10-13-178-006.000-034

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**WARRANTY DEED**

**THIS INDENTURE WITNESSETH THAT**

**Edward J. Zagar**

**CONVEY(S) AND WARRANT(S) TO**

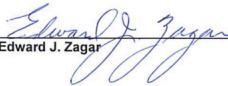
**Tarick Ziadat**, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Lake County, in the State of Indiana, to wit:

**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 29th day of January, 2021.

  
\_\_\_\_\_  
Edward J. Zagar

FILED FOR TAXIDEN'S DEPT  
PROPERTY RECORDS FOR RECORDER  
FEB 9 2021  
LAKE COUNTY IN

Hold for Meridian Title

25 cc  
LK

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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 **Edward J. Zagar** 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 29th day of January, 2021.

2/15/2023  
My Commission Expires:

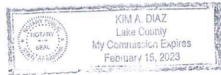
662555  
Commission No.

Lake Co IN  
Notary Public County and State of Residence

Kim A Diaz  
Signature of Notary Public

Printed Name of Notary

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



**Property Address:**  
150 Berens Street  
Dyer, IN 46311

**Grantee's Address and Mail Tax Statements To:**

2329 Hart Rd. / Apt 10  
Highland IN 46322

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

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## EXHIBIT A


Parcel I: The West 20 feet of the East 60 feet of the East 180 feet of the West 1351.5 feet of the North 155.6 feet of the South 297 feet of the South 1/2 of the Northwest 1/4 of Section 13, Township 35 North, Range 10 West of the Second Principal Meridian, in the Town of Dyer, Lake County, Indiana.

Parcel II: The East 60 feet of that part of the South 1/2 of the fractional Northwest 1/4 of Section 13, Township 35 North, Range 10 West of the Second Principal Meridian described as follows: Commencing at a point 931.5 feet East and 141.4 feet North of the Southwest corner of the Northwest 1/4 of said Section 13; thence East 360 feet; thence North 155.6 feet; thence West 360 feet; thence South 155.6 feet to the point of beginning in Lake County, Indiana.

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## CERTIFICATE OF PROOF

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

  
\_\_\_\_\_  
Witness Signature

Emily Kurczynski

\_\_\_\_\_  
Witness Name (must be typed / printed)

## 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 **Edward J. Zagar** (Name of person signing document) in the foregoing subscribing witness' presence.

WITNESS, my hand and Seal this 29th day of January, 2021.

2/15/2023  
\_\_\_\_\_  
My Commission Expires:

662555  
\_\_\_\_\_  
Commission No.

Lake, IN  
\_\_\_\_\_  
Notary Public County and State of Residence

Kim A. Diaz  
\_\_\_\_\_  
Signature of Notary Public

\_\_\_\_\_  
Printed Name of Notary

