

# NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-017554

8:51 AM 2021 Feb 26

## TRUSTEE'S DEED

File No.: CTNW2100297-JRA  
CT Highland LLC

**THIS INDENTURE WITNESSETH**, That William Vitkus, as Successor Trustee of the Joycelyn N. Vitkus Revocable Trust dated February 4, 2005 (Grantor) **CONVEY(S)** to William B. Baker, Jr and Sandra P. Baker, 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:

For APN/Parcel ID(s): 45-07-29-232-051.000-026

UNIT B1 IN LES CHATEAUX CARRES CHATEAU FONTAINE CONDOMINIUMS AS CREATED BY A DECLARATION RECORDED IN INSTRUMENT NUMBER 1976-356979 AND AS BUILT FLOOR PLANS RECORDED AS INSTRUMENT NUMBER PLAT BOOK 41 PAGE 68 AND SUPPLEMENTAL DECLARATION AND/OR AMENDMENT RECORDED AS INSTRUMENT NUMBER 1976-356979 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.

**Property:** 2303 Bordeaux Walk Apt B-1, Highland, IN 46322

**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its execution; (ii) the Trust is in full force and effect as of the date hereof; (iii) the Real Estate has not been withdrawn from the operation of said Trust Agreement.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 23rd day of February, 2021.

William Vitkus, Successor Trustee, of the Joycelyn N. Vitkus Revocable Trust dated February 4, 2005

By: *William Vitkus*  
William Vitkus, Successor Trustee

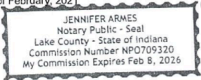
STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared William Vitkus, Successor Trustee, of the Joycelyn N. Vitkus Revocable Trust dated February 4, 2005, 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 23rd day of February, 2021

Signature: \_\_\_\_\_  
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:** 2303 Bordeaux Walk Apt B-1, 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: Dena Phillips Farling.

CH 1820802135  
#2500  
D

CHICAGO TITLE INSURANCE COMPANY

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

FEB 25 2021

JOHN E. PETALAS  
LAKE COUNTY AUDITOR