

NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2021-024939

8:58 AM 2021 Mar 19

Property Number:
45-03-29-330-001.000-024

(On file!)
Tax Mailing Address:
4602 BARING AVE 4317 NORDWODE
EAST CHICAGO IN 46312-3211

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH that EAST CHICAGO, DEPARTMENT OF REDEVELOPMENT, Grantor, of Lake County, in the State of Indiana, **Conveys and Specially Warrants to**

Arturo Nunez,

Grantee, of Lake County, in the State of Indiana, for the sum of ten dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana:

Lots 1 and 2 and the North 24 feet of Lot 3 in Block 16 in Subdivision of part of the Southwest Quarter of Section 29, Township 37 North, Range 9 West of the 2nd Principal Meridian, in the City of East Chicago, as per plat thereof, recorded in Plat Book 2, page 41, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 4602-46 Baring Avenue
East Chicago, IN 46312

Grantor, by execution and delivery of this Special Warranty Deed, warrants the title to said real estate as to claims arising by, through, or under Grantor only and none other.

SUBJECT TO the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by fences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2020 payable in 2021 and thereafter.

(Special Warranty Deed – GITC File No. IN010735 - Page 1 of 3)

DAILY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

MAR 18 2021

JOHN E. PETALAS
LAKE COUNTY AUDITOR

Greater Indiana Title Company

25-
38733
AM

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IN WITNESS WHEREOF, EAST CHICAGO, DEPARTMENT OF REDEVELOPMENT has executed this Special Warranty Deed on this 4 day of February, 2021.

EAST CHICAGO, DEPARTMENT OF REDEVELOPMENT

By: Frank Rivera, Executive Director
Frank Rivera, Executive Director

State of Indiana)
County of Lake) SS:

Before me, the undersigned Notary Public in and for said County and State, personally appeared Frank Rivera, Executive Director of EAST CHICAGO, DEPARTMENT OF REDEVELOPMENT, and acknowledged the execution of the foregoing Special Warranty Deed for and on behalf of EAST CHICAGO, DEPARTMENT OF REDEVELOPMENT, as its voluntary act for the purposes stated therein, and who, having been duly sworn upon his oath, stated that the representations contained therein are true.

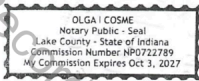
Witness my hand and Notarial Seal this 4th day of February, 2021.

Notary's Signature: Olga Cosme

Notary's Printed Name: Olga Cosme

Notary's County of Residence: Lake

Notary's Commission Expires: 10/03/2027



CERTIFICATE OF PROOF

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

Alycia Dunbar
Witness's Signature

Alycia Dunbar
Witness's Name (must be typed or printed)

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PROOF:

State of Indiana)
) SS:
County of Lake)

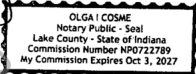
Before me, a Notary Public in and for said County and State, personally appeared

Alycia Dunbar, the above WITNESS to the foregoing instrument, being known to me to be the person whose name is subscribed as a WITNESS to the foregoing instrument, who, being duly sworn by me, did depose and say that he/she knows Frank Rivera, Executive Director of EAST CHICAGO, DEPARTMENT OF REDEVELOPMENT, Grantor, to be the individual described in and who executed the foregoing instrument for and on behalf of said Grantor; that said WITNESS was present and saw Frank Rivera, Executive Director, execute the same for and on behalf of Grantor; that said WITNESS at the same time subscribed his/her name as a witness thereto; and that said WITNESS is not a party to the transaction described in the foregoing instrument and will not receive any interest in or proceeds from the property that is the subject of the transaction.

Witness my hand and Notarial Seal this 4th day of February, 2021.

Notary's Signature: [Signature]
Notary's Printed Name: Diana Casne

Notary's County of Residence: Lake
Notary's Commission Expires: 10/03/2027



After recording return to and Mailing Address of Grantee:

Arturo Nunez
4602 BARING AVE
EAST CHICAGO IN 46312-3211

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. Chris Fox

This instrument was prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86th Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN010735.