Total Fees: 25.00 F By: JS Pg #: 1

FILED FOR RECORD GINA PIMENTEL RECORDER

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 13 2021 VH

JOHN E. PETALAS

LAKE COUNTY AUDITOR

Grantees Address: 587 South Lakeview Drive Lowell, IN 46356 Tax ID#45-19-12-132-015.000-007

21-5034

## WARRANTY DEED

This indenture witnesseth that Patrick Philipps of Lake County, Indiana. Convey and Warrant to:

Chad Aris Cabrera and Christina A. Cabrera husband and wife tenants in common and Ronald Trinh tenants in common of Lake County in the State of Indiana.

for in consideration or other valuable consideration the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to-wit:

Lot 9 in Block 2, in Dalecarlia, as Per Plat thereof, Recorded in Plat Book 22, page 18, in the Office of the Recorder of Lake County, Indiana.

IN WITNESS WHEREOF. The Grantors have executed this instrument this 31st day of March, 2021.

Patrick Philipps

STATE OF INDIANA

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COUNTY OF LAKE

Before me, the undersigned, a Notary Public in and for said County and State, Patrick Philipps, of the acknowledged the execution of the foregoing deed. In winess whereof, I have subscribed my name and affixed my Official Seal, this 31st day of March, 2021.

SHAUN WYNN
NOTARY PUBLIC
STATE OF INDIANA
NEWTON COUNTY
COMM. # 868342
COMM. EXPIRES 05-15-2024

Notary Public County of Residence: Commission Expires:

-Prepared by: Ned J. Tonner, Attorney at Law, P.C. 503 W. Washington Street, Rensselaer, IN 47978 (219) 866-8888

I affirm under the penalties of perjury, that I have taken reasonable care to redact each Social Security-number in this document unless required by law. — Ned J. Tonner-