

NOT AN OFFICIAL DOCUMENT

LAKE COUNTY INDIANA, 821-564239, I

2021 564239
04/14/2021 01:39 PM
Total Fees: 25.00
By: RM
Pg #: 1

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 14 2021 LM

JOHN E. PETALAS
LAKE COUNTY AUDITOR

WARRANTY DEED

File No.: CTNW2100405-JRA
CT Highland LLC

Matthew Thomas VanSenus and wife joint tenants with full rights of survivorship
THIS INDENTURE WITNESSETH, that Matthew Thomas VanSenus (Grantor) CONVEY(S) AND WARRANT(S) to Tonnie Sanders and James Bogash (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:

For APN/Parcel ID(s): 45-06-13-203-022-000-023

THE NORTH HALF OF LOT 4, REDIVISION OF LOT 7 OF F. J. WACHEWICZ LAWN GARDENS, IN THE CITY OF HAMMOND, AS SHOWN IN PLAT BOOK 22, PAGE 7, IN LAKE COUNTY INDIANA.

Property: 7334 Jackson Ave, Hammond, IN 46324

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 14 day of April, 2021.

Matthew Thomas VanSenus
Matthew Thomas VanSenus

STATE OF INDIANA
COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Matthew Thomas VanSenus 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 14 day of April, 2021

Signature: *J.A.*
Printed: Jennifer Arves
Resident of Lake County
State of INDIANA
My Commission expires: February 8, 2026

JENNIFER ARVES
Notary Public - Seal
Lake County - State of Indiana
Commission Number NP0709380
My Commission Expires Feb 8, 2026

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

Grantee's Address and Tax Billing Address: 7334 Jackson Ave
Hammond, IN 46324

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.

CHICAGO TITLE INSURANCE COMPANY

Property of Lake County Recorder