

# NOT AN OFFICIAL DOCUMENT

2108955 IN/RTZ

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-034136

8:40 AM 2021 Apr 27

## QUITCLAIM DEED

GRANTOR, LAUREN ANN HERRON, an unmarried woman, and SEAMUS HERRON, an unmarried man, who acquired title as wife and husband (herein, "Grantor"), whose address is 230 Hollywood Avenue, Munster, IN 46321, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to GRANTEE, SEAMUS HERRON, an unmarried man (herein, "Grantee"), whose address is 230 Hollywood Avenue, Munster, IN 46321, all of Grantor's interest in and to the following described real estate located in Lake County, Indiana:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 230 Hollywood Avenue,  
Munster, IN 46321

Permanent Index Number: 45-06-13-181-005.000-  
027

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any. And said Grantor hereby releases and waives all marital property rights and all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

To have and to hold said premises forever.

Dated this 6 day of April, 2021.

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

APR 26 2021

JOHN E. PETALAS  
LAKE COUNTY AUDITOR



### When recorded return to:

SEAMUS HERRON  
230 HOLLYWOOD AVENUE  
MUNSTER, IN 46321

### Send subsequent tax bills to:

SEAMUS HERRON  
230 HOLLYWOOD AVENUE  
MUNSTER, IN 46321

### This instrument prepared by:

LEILA L. HALE, ESQ.  
423 LITHIA PINECREST ROAD  
BRANDON, FL 33511

MAIL TO: RAVENSWOOD  
TITLE COMPANY, LLC  
320 W OHIO ST. #3E  
CHICAGO, IL 60654

25-15  
716457  
ck. 8

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GRANTOR:

Lauren Ann Herron  
LAUREN ANN HERRON

WITNESS to the above signature:

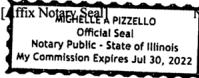
Seamus Herron  
Witness Signature

Printed name of Witness

STATE OF IL  
COUNTY OF COOK

Before me, the undersigned Notary Public in and for said County and State, personally appeared LAUREN ANN HERRON and acknowledged the execution of the foregoing instrument.

Witness my hand and official seal this 6 day of April, 2021.



Notary Signature: Michelle A. Pizzello  
Printed name: Michelle A. Pizzello  
My commission expires: 07/30/22

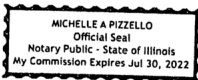
STATE OF IL  
COUNTY OF COOK

Before me, a Notary Public in and for said County and State, on 4/6/21, personally appeared the above named WITNESS to the foregoing instrument, who, being duly sworn by me, did depose and say that he/she knows LAUREN ANN HERRON to be the individual described herein and who executed the foregoing instrument; that said WITNESS was present and saw said LAUREN ANN HERRON execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.

Witness my hand and official seal this 6 day of April, 2021.

[Affix Notary Seal]

Notary Signature: Michelle A. Pizzello  
Printed name: Michelle A. Pizzello  
My commission expires: 07/30/22



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GRANTOR

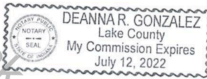
  
SEAMUS HERRON

STATE OF IN  
COUNTY OF LAKE

This instrument was acknowledged before me on 4/7/21, by SEAMUS HERRON.

[Affix Notary Seal]

Notary Signature:   
Printed name: Deanna R. Gonzalez  
My commission expires: 7/12/22



Property of Lake County Recorder

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## EXHIBIT A

[Legal Description]

THE FOLLOWING DESCRIBED REAL ESTATE IN LAKE COUNTY, STATE OF INDIANA:

LOTS NUMBERED THIRTY-EIGHT (38) AND THIRTY-NINE (39) IN BLOCK 3 IN HOLLYWOOD OF HAMMOND AS PER PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGE 21 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY INDIANA.

BEING THE SAME PREMISES CONVEYED BY DEED RECORDED IN LAKE COUNTY AS DOCUMENT 2013 048122.

This property constitutes the homestead real property of grantor.

*The parties herein confirm and agree by their signatures above and/or acceptance of this document that the preparer of this document has not advised the parties on the propriety or suitability of the conveyance; has been engaged solely for the purpose of preparing this instrument; has prepared the instrument only from information given to preparer by the parties and/or their representatives; has not verified the accuracy of the consideration stated to have been paid or upon which any tax may have been calculated; has not verified the legal existence or authority of any party or person executing the document; has not been requested to provide nor has preparer provided a title search, an examination of title or legal description, an opinion on title, legal review or advice of any sort, or advice on property taxes, reassessments, other taxes or the tax, legal or non-legal consequences that may arise from the conveyance; and that they agree to hold harmless, indemnify and defend the preparer from and against any and all losses, liabilities, claims, demands, actions, suits, proceedings, and costs of every nature arising therefrom. The parties herein further agree at any time, and from time to time, to cooperate, adjust, initial, execute, re-execute and re-deliver such further deeds and documents, correct any defect, error or omission and do any and all such further things as may be necessary to implement and carry out the intent of the parties in making this conveyance. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.*