

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

May 04 2021 SLG

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

WARRANTY DEED

THIS INDENTURE WITNESSETH, that Kevin P. Martin and Sharon D. Martin, Husband and Wife ("Grantor(s)"), CONVEYS AND WARRANTS TO Maria Flores, a Married Woman Grantee(s)", for the sum of Ten Dollars and zero cents (\$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:

PART OF THE EAST HALF OF LOT 5, IN JOHN G. EARLE'S ADDITION TO HOBART, AS SHOWN IN PLAT BOOK 1, PAGE 3, LAKE COUNTY, INDIANA, DESCRIBED AS: BEGINNING AT A POINT ON THE WEST LINE OF SAID EAST HALF, AND 25 FEET SOUTH OF THE NORTHWEST CORNER THEREOF; THENCE EAST 150 FEET; THENCE SOUTH 71 1/2 FEET; THENCE WEST 71 FEET; THENCE SOUTH 12 1/2 FEET; THENCE WEST 79 FEET TO THE WEST LINE OF SAID EAST HALF OF LOT 5; THENCE NORTH ALONG THE WEST LINE 84 FEET TO THE POINT OF BEGINNING, EXCEPT THE WEST 25 FEET THEREOF.

Property Address: 221 N Indiana Street, Hobart, IN 46342  
Parcel ID: 45-09-29-404-010.000-018

Subject to the following:

- (a) Any and all easements, encumbrances, covenants, restrictions, conditions, rights-of-way and other matters of record;
- (b) Zoning ordinances and other governmental restrictions affecting the use of the real estate;
- (c) Current real estate taxes and assessments not delinquent and all real estate taxes and assessments arising hereafter; and
- (d) Any and all matters which would be disclosed by a current and accurate survey of the real estate.

IN WITNESS WHEREOF, Grantors have executed this Deed this 27th day of April, 2021.

*Kevin P. Martin*  
Kevin P. Martin

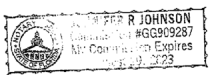
*Sharon D. Martin*  
Sharon D. Martin

COUNTY OF Sumter, STATE OF FLORIDA

Before me, the undersigned, a Notary Public in and for said County and State, this 27th day of April, 2021 personally appeared Kevin P. Martin and Sharon D. Martin, Husband and Wife who acknowledged the execution of the foregoing Deed as their free and voluntary act.

My Commission Expires: 08/29/23 Signed: *Jennifer R. Johnson*  
Resident of: Orange County of: Florida Printed: *Jennifer R. Johnson*

(SEAL)



Redaction Statement: 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. Lisa Palmer

Prepared by: Janice Shel, Attorney at Law, #25092-46, 15446 S 300 W, Hanna, IN 46340, 219-363-3499

Grantee's & Mail tax bills to: 221 N Indiana Street, Hobart, IN 46342

Liberty Title & Escrow File: NW/21002269