

NOT AN OFFICIAL DOCUMENT

LAKE COUNTY, INDIANA, 021-10630, 1

2021 510636

09/27/2021 11:30AM

Total Fees: 25.00

By: DN

Pg #: 3

STATE OF INDIANA

LAKE COUNTY

FILED FOR RECORD

GINA PIMENTEL

RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

May 27 2021 VH

JOHN E. PETALAS
LAKE COUNTY AUDITOR

Quit Claim Deed

THIS INDENTURE WITNESSETH, that Hess & Hess, LLC(Grantor), an Indiana Limited Liability Company, quitclaims and releases to 3504 170th Court Land Trust (Grantee),an Indiana Trust, for and in consideration of One Dollar (\$1.00), the receipt of which is hereby acknowledged, the following real property:

Property Address: 3504 170th Ct. Hammond, IN 46320
Property Identification Number: 45-07-10-327-018.000-023
Legal Description: See Attached Legal Description

Subject to all matters affecting title.

In execution of this instrument, the undersigned authorized representative of Grantor hereby affixes his signature.

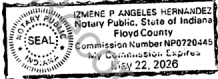
Dated: 3-2-21

Nathan McCain, Manager
Hess & Hess, LLC
5424 McFarland Road
Indianapolis, Indiana 46227

Witness: _____

Dated: 03-02-2021

Printed: _____



State of Indiana, County of Marion SS:

Nathan McCain, Manager, Hess & Hess, LLC personally appeared before me, Izmene P Angeles Hernandez a notary public, this 2nd day of March, 2021 and acknowledged the execution of this instrument to be his act in Marion County, Indiana.

Notary Public

My Commission Expires: 05 / 22 / 2026

Izmene P Angeles Hernandez
Notary Print Name

My County of Residence: Floyd

No Sales Disclosure Needed
May 27 2021
By: FGR
Office of the Lake County Assessor



State of Indiana, County of Marion SS:

The above-named witness personally appeared and signed this instrument before me, Izmene P. Angeles Hernandez, a notary public, this 2nd day of March, 2021 in Marion County, Indiana.

[Signature]
Notary Public

My Commission Expires: 05/22/2026

Izmene P. Angeles Hernandez
Notary Print Name

My County of Residence: Floyd

Grantee & Tax Statement Address: 5424 McFarland Rd. Indianapolis, IN 46227

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless it is required by law. Nathan McCain

This document prepared by: Nathan McCain, Manager, Hess & Hess, LLC

Property of Lake County Recorder

Property ID: 45-07-10-327-018.000-023

Legal: Parcel 1: Being a parcel of land in the Southwest Quarter of Section 10, Township 36 North, Range 9 West of the Second Principal Meridian, more particularly described as follows: Commencing at the Northeast corner of the Southwest Quarter of said Section 10; thence South 0 degrees 05 minutes 52 seconds East, along the East line of the Southwest Quarter of said Section 10, said line also being the centerline of Grand Avenue, a distance of 982.00 feet; thence North 89 degrees 17 minutes 52 seconds West, a distance of 574.00 feet; thence South 0 degrees 43 minutes 48 seconds West, a distance of 11.02 feet; thence North 74 degrees 16 minutes 12 seconds West, a distance of 40.50 feet; thence South 15 degrees 43 minutes 48 seconds West, a distance of 8.50 feet to the point of beginning; thence North 74 degrees 16 minutes 12 seconds West, a distance of 20.00 feet; thence South 15 degrees 43 minutes 48 seconds West, a distance of 39.00 feet; thence North 74 degrees 16 minutes 12 seconds East, a distance of 20.00 feet; thence North 15 degrees 43 minutes 48 seconds East, a distance of 39.00 feet to the point of beginning, all in the City of Hammond, Lake County, Indiana.

Parcel 2: Being a parcel of land in the Southwest Quarter of Section 10, Township 36 North, Range 9 West of the Second Principal Meridian, more particularly described as follows: Commencing at the Northeast corner of the Southwest Quarter of said Section 10; thence South 0 degrees 05 minutes 52 seconds East; along the East line of the Southwest Quarter of said Section 10, said line also being the centerline of Grand Avenue, a distance of 982.00 feet; thence North 89 degrees 17 minutes 52 seconds West, a distance of 212.99 feet; thence South 0 degrees 43 minutes 48 seconds West, a distance of 33.44 feet; thence North 89 degrees 16 minutes 12 seconds West, a distance of 12.0 feet to the point of beginning; thence North 89 degrees 16 minutes 12 seconds West, a distance of 12.00 feet; thence South 0 degrees 43 minutes 48 seconds West, a distance of 26 feet; thence South 89 degrees 16 minutes 12 seconds East, a distance of 12.00 feet; thence North 0 degrees 43 minutes 48 seconds East, a distance of 26.00 feet to the point of beginning, all in the City of Hammond, Lake County, Indiana, being Ridgewood Garage 3B for 3504 170th Court, Hammond, Indiana.

Common: 3504 170th Court, Hammond, IN 46320