NA TUNA 02 FT CIAL DO 51427 M

Total Fees: 25.00 By: RM Pg #: 3 FILED FOR RECORD
GINA PIMENTEL
RECORDER

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jun 18 2021 SLG

JOHN E. PETALAS

LAKE COUNTY AUDITOR

Return To: CLOSING USA, LLC 7665 OMNITECH PL VICTOR, NY 14564

Space Above This Line For Recording Data

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this Aday of Law 20 Jby first party DAWN E. BUCHKO and NAD RYAM MAROVICH, A MARRIED COUPLE whose mailing address is 1924 SILVER CREEK CT, CROWN POINT, IN 48307.

WITNESSETH, That the said first party, for good consideration paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the City of CROWN POINT, County of LAKE, State of INDIANA to wit:

PART OF LOT 3 IN SPRINGVALE FARMS COURT "M". IN THE TOWN OF SCHERERVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 63 PAGE 52, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, AND CORRECTED BY CERTIFICATE OF CORRECTION RECORDED APRIL 2, 1990 AS DOCUMENT NO. 992725, AND FURTHER AMENDED BY CERTIFICATE OF CORRECTION RECORDED OCTOBER 15, 1991 AS DOCUMENT NO. 91952161, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 3; THENCE NORTH 39 DEGREES 55 MINUTES 30 SECONDS EAST, 159 FEETT OT THE POINT OF BEGINNING OF THIS DESCRIBED PARCEL; THENCE CONTINUING NORTH 28 DEGREES 55 MINUTES 56 SECONDS EAST, 32.58 FEET; THENCE NORTH 45 DEGREES 50 MINUTES 40 SECONDS EAST, 32.50 FEET, MORE OR THE NORTHWESTERLY LINE OF SAID LOT 3; THENCE SOUTH 28 DEGREES 59 MINUTES 65 SECONDS WEST, 32.55 FEET, MORE OR LESS, TO THE NORTHWESTERLY LINE OF SAID LOT 3; THENCE SOUTH 28 DEGREES 59 MINUTES 65 SECONDS EAST, 32.50 FEET, MORE OR LESS, TO THE NORTHWESTERLY LINE OF SAID LOT 3; THENCE SOUTH 28 DEGREES 59 MINUTES 65 SECONDS WEST, 32.55 FEET, THENCE SOUTH 30 DEGREES 50 MINUTES 65 SECONDS EAST 89.0 FEET, MORE OR LESS, TO THE NORTHWESTERLY LINE OF SAID LOT 3; THENCE SOUTH 28 DEGREES 59 MINUTES 65 SECONDS EAST 89.0 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, OCOMMONLY KNOWN AS BUILDING 3-5.

APN: 45-11-24-177-045.000-036

PROPERTY ADDRESS: 1924 SILVER CREEK CT, CROWN POINT, IN 46307

Pursuant to IC 6-1.1-5.5, a Sales Disclosure Form is not required due to "no valuable consideration"

The mailing address to which statements should be mailed under IC 6-1.1-22-8.1 is 1924 Silver Creek Court, Crown Point, IN 46307. The mailing address of the grantee is 1924 Silver Creek Court, Crown Point, IN 46307.

N@TMAN @FFICIAL DOCUMENT

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

DAWN E. BUCHKO	
STATE OF INDIANA COUNTY OF (Notary Public) hereby certify that DAWN E. BUCHKO whose name(s) is/are signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being inform of the contents of the conveyance hoshe/they executed the same voluntarily on the day the same bears date. Given unmy hand this (2 day of 2 2 2 1	neđ
(seal) KATIE BANSKE Notary Public State of Indians Notary Public Printed Name: SEAL SCANIBLE SANSKE My Commission Expires February 01, 2025 My Commission Expires: My Commission Expires: My Commission Expires: My Commission Expires:	
Property Address: 1924 SILVER CREEK CT, CROWN POINT, IN 46307	
This instrument was prepared by: DEANA M. SMITH, ATTORNEY AT LAW O/B/O BC LAW FIRM, P.A. 200 PARK FOREST SOUTH DR. FRANKLIN, IN 46131	
I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in thi document, unless required by law. DEANA M. SMITH	S
document, unless required by law. DEANA M. SMITH Send tax bills to: DAWN E. BUCHKO AND RYAN MAROVICH 1924 SILVER CREEK CT CROWN POINT, IN 46307	

N (AR) TUNTANNA, (22) FF2/F, I CIAL DOCUMENT

LEGAL DESCRIPTION

The following described real estate located in Lake County, in the State of Indiana:

The land referred to in this Commitment is described as follows:

Part of lot 3 in Springvale farms court "M" in the town of Schererville, as per plat thereof, recorded in plat book 63 page 52, in the office of the Recorder of Lake County, Indiana, and corrected by certificate of correction recorded April 2, 1990 as Document no. 092725, and further amended by certificate of correction recorded October 15, 1991 as document no. 91052151, being more particularly described as follows:

Commencing at the southeast corner of said lot 3;

Thence north 39 degrees 55 minutes 30 seconds east, 159.9 feet to the point of beginning of this described parcel:

Thence continuing north 28 degrees 59 minutes 56 seconds east, 32.58 feet;

Thence north 61 degrees 00 minutes 04 seconds west 89,00 feet, more or less, to the Northwesterly line of said lot 3:

Thence south 28 degrees 59 minutes 56 seconds West, 32,58 feet;

COUPLY RECORDER Thence south 61 degrees 00 minutes 04 seconds east 89.0 feet, more or less, to the point of Beginning. commonly known as building 3-5.

Parcel/APN/Tax ID: 45-11-24-177-045.000-036