

NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2021-044409

8:59 AM 2021 Jun 28

RETURN RECORDED DEED TO:

Natasha D. Simmons
6710 New Hampshire Avenue
Hammond IN 46323

SEND TAX STATEMENTS TO:

Natasha D. Simmons
6710 New Hampshire Avenue
Hammond IN 46323

GRANTEE'S ADDRESS:

6710 New Hampshire Avenue
Hammond IN 46323

ADDRESS OF PROPERTY:

6710 New Hampshire Avenue
Hammond IN 46323

PARCEL # 45-07-10-256-026.000-023

NORTHWEST INDIANA TITLE
162 WASHINGTON STREET
LOWELL, IN 46356
219-608-0100

TRUSTEES' DEED

THIS INDENTURE WITNESSETH, that JOSE L. VILLARREAL and ANGELICA PADILLA, as Successor Trustees of the ANGELICA VILLARREAL LIVING TRUST dated April 29, 2014, and any amendments thereto, of Lake County, State of Indiana, GRANTOR, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby convey and warrant to NATASHA D. SIMMONS, of Lake County, State of Indiana, the following-described real estate in Lake County, in the State of Indiana, to-wit:

Lot 3 in Block 4 in Cline Gardens Addition in the City of Hammond, as per plat thereof, recorded in Plat Book 31, page 71, in the Office of the Recorder of Lake County, Indiana.
Property Address: 6710 New Hampshire Avenue, Hammond IN 46323
PARCEL # 45-07-10-256-026.000-023

SUBJECT TO:

- A. All Taxes; and
- B. All Mortgages, Easements, Rights of Way, Covenants and Restrictions of Record, if any.

This Deed is executed pursuant to, and in the exercise of, the powers and authority granted to and vested in the Trustee by the terms of the ANGELICA VILLARREAL LIVING TRUST dated April 29, 2014, and any amendments thereto, as well as the powers and authorities in the Deed or Deeds in Trust, delivered to the Trustee pursuant to the above described Trust Agreement. The

AMOUNT \$ 251
 CASH _____ CHARGE _____
 CHECK # 4169
 OVERAGE _____
 COPY _____
 NON-COM _____
 CLERK D

FILED FOR RECORD
 COUNTY RECORDER
 JUN 25 2021
 JOHN E. PETALAS
 LAKE COUNTY AUDITOR

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ANGELICA VILLARREAL LIVING TRUST dated April 29, 2014, and any amendments thereto, has not been revoked.

IN WITNESS WHEREOF, Grantor has caused this Trustee's Deed to be executed this 25th day of May, 2021.

Jose L. Villarreal Successor Trustee
Jose L. Villarreal, Successor Trustee of the
Angelica Villarreal Living Trust dated April 29,
2014

Angelica Padilla Successor Trustee
Angelica Padilla, Successor Trustee of the
Angelica Villarreal Living Trust dated April 29,
2014

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

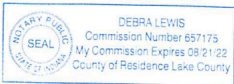
Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared JOSE L. VILLARREAL and ANGELICA PADILLA, Successor Trustees of the ANGELICA VILLARREAL LIVING TRUST dated April 29, 2014, and any amendments thereto, who acknowledged the execution of the foregoing Trustee's Deed, and who, having been duly sworn, stated that any representations therein contained are true.

WITNESS MY HAND AND SEAL this 25th day of May, 2021.

(SEAL)

Debra Lewis
Notary Public

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.



Clifford J Rice

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THIS INSTRUMENT PREPARED BY:

Clifford J. Rice, RICE & RICE, 100 Lincolnway, Suite 1, Valparaiso IN 46383; 219-462-0809

Property of Lake County Recorder