

NOT AN OFFICIAL DOCUMENT

LAKE COUNTY, INDIANA, 021-22547, 1

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08/31/2021 01:34PM
Total Fees: 25.00
By: TS
Pg #: 1

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Aug 31 2021 cR

JOHN E. PETALAS
LAKE COUNTY AUDITOR

WARRANTY DEED

TAX: I.D. NO. 45-11-14-104-013.000-036

THIS INDENTURE WITNESSETH THAT, SHAWN THOMAS AND RACHAEL A. THOMAS, HUSBAND AND WIFE, (GRANTORS), of LAKE County in the State of INDIANA, CONVEY AND WARRANT TO MARIO DIEGO HERNANDEZ-SOBERAL AND SARA HERNANDEZ, HUSBAND AND WIFE, of LAKE County in the State of INDIANA, (GRANTEE), in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana:

LOT 70 IN NOVO-SELO UNIT NO. 2, IN THE TOWN OF SCHERERVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 47, PAGE 42 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 1706 SELO DR., SCHERERVILLE, IN 46375

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2020 TAXES PAYABLE 2021, 2021 TAXES PAYABLE 2022 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 30th day of August, 2021
Shawn Thomas
SHAWN THOMAS

Rachael A. Thomas
RACHAEL A. THOMAS

STATE OF Indiana, COUNTY OF Lake ss: Notary

Before me, the undersigned, a Notary Public in and for said County and State, this 30th day of August, 2021, personally appeared: SHAWN THOMAS AND RACHAEL A. THOMAS and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribe my name and affixed my official seal.

Commission Number: 0698646
My commission expires: 5/7/21
Resident of Lake County

Signature: [Signature]
Printed: Darleen S. Bichel, Notary Public

This instrument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303
No legal opinion given to Grantor(s) or Grantee(s) in Preparation of deed or form of holding ownership. All information used supplied by title company.



RETURN DEED TO: GRANTEE
GRANTEE STREET OR RURAL ROUTE ADDRESS: 1706 SELO DR., SCHERERVILLE, IN 46375
SEND TAX BILLS TO: GRANTEE

COMMUNITY TITLE COMPANY
FILE NO. 2122606

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.

[Signature]
Signature

Darleen Bichel
Printed Name