

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Aug 31 2021 SLG

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

Property Number:

45-11-06-126-008.000-034

Tax Mailing Address:

545 SHANNON BRG

DYER IN 46311-1670

## WARRANTY DEED

THIS INDENTURE WITNESSETH that Ibrahim Najamuddin and Saba Najamuddin, as husband and wife, Grantors, of Lake County, in the State of Indiana, Convey and Warrant to

Peter G. Beemsterboer,

Grantee, of Lake County, in the State of Indiana, for the sum of ten dollars (\$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:


Lot 32 in Briar Ridge Country Club Addition, Unit 16, as per plat thereof, recorded in Plat Book 98, page 98, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 545 Shannon Bridge  
Dyer, IN 46311

**SUBJECT TO** the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by fences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2020 payable in 2021 and thereafter.

**IN WITNESS WHEREOF**, Ibrahim Najamuddin and Saba Najamuddin, as husband and wife, have

executed this WARRANTY DEED on this 9<sup>th</sup> day of August, 2021.

  
Ibrahim Najamuddin

  
Saba Najamuddin

(Warranty Deed - GITC File No. IN012544 - Page 1 of 2)

IN012544

Greater Indiana Title Company

# NOT AN OFFICIAL DOCUMENT

LAKE COUNTY, INDIANA, 821-2250, 1

State of California )  
County of Los Angeles ) SS:

Before me, the undersigned Notary Public in and for said County and State, personally appeared Ibrahim Najamuddin and Saba Najamuddin, as husband and wife, and acknowledged the execution of the foregoing Warranty Deed, as their voluntary act for the purposes stated therein, and who, having each been duly sworn upon their respective oaths, stated that the representations contained therein are true.

Witness my hand and Notarial Seal this 9<sup>th</sup> day of August, 2021.



Notary's Signature: [Signature]

Notary's Printed Name: Kevin Scott

Notary's County of Residence: Los Angeles

Notary's Commission Expires: Nov 3, 2023

After recording return to and Mailing Address of Grantee: Peter G. Beemsterboer  
545 SHANNON BRG  
DYER IN 46311-1670

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. Chris Fox

This instrument was prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86<sup>th</sup> Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN012544.