

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Sep 13 2021 VH

JOHN E. PETALAS
LAKE COUNTY AUDITOR

Property Numbers:
45-07-01-283-007.000-004
45-07-01-283-008.000-004

Tax Mailing Address:

3719 Drummond St. Apt 1
East Chicago IN 46312

WARRANTY DEED

THIS INDENTURE WITNESSETH that Hortensia R. Rios, also known as Hortensia Rios, Grantor, of Lake County, in the State of Indiana, Conveys and Warrants to

Prime Time Real Estate Group LLC,

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:

Parcel 1: Lot 36 and the North half of Lot 37, in Block 1, Brunswick Addition to Gary, as per plat thereof, recorded in Plat Book 11, page 34, in the Office of the Recorder of Lake County, Indiana.

Property Address: 431 Porter Street
Gary, IN 46406

Tax Parcel Number: 45-07-01-283-007.000-004

Parcel 2: The South half of Lot 37, and all of Lot 38, in Block 1, Brunswick Addition to Gary, as per plat thereof, as shown in Plat Book 11, page 34, in the Office of the Recorder of Lake County, Indiana.

Property Address: 437 Porter Street
Gary, IN 46406

Tax Parcel Number: 45-07-01-283-008.000-004

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.

(Warranty Deed – GITC File No. IN012643 - Page 1 of 2)

IN012643

Greater Indiana Title Company

IN WITNESS WHEREOF, Hortensia R. Rios, also known as Hortensia Rios, has executed this WARRANTY DEED on this 11th day of August, 2021.

Hortensia R. Rios

Hortensia R. Rios, also known as Hortensia Rios

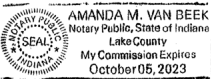
State of Indiana

SS:

County of Lake

Before me, the undersigned Notary Public in and for said County and State, personally appeared Hortensia R. Rios, also known as Hortensia Rios, and acknowledged the execution of the foregoing Warranty Deed, as her voluntary act for the purposes stated therein, and who, having been duly sworn upon her oath, stated that the representations contained therein are true.

Witness my hand and Notarial Seal this 11th day of August, 2021.



Notary's Signature:

[Handwritten Signature]

Notary's Printed Name:

Amanda M VanBEEK

Notary's County of Residence:

Lake

Notary's Commission Expires:

10/5/23

After recording return to and Mailing Address of Grantee:

Prime Time Real Estate Group LLC

3714 Drummond St. Apt 1

East Chicago IN 46312

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 86th Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN012643.