

NOT AN OFFICIAL DOCUMENT

LAKE COUNTY, INDIANA, 021-53247, I

2021-53247

10/12/2021 03:39PM

Total Fees: 25.00

By: KNK

Pg #: 2

STATE OF INDIANA

LAKE COUNTY

FILED FOR RECORD

GINA PIMENTEL

RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Oct 12 2021 cR

JOHN E. PETALAS
LAKE COUNTY AUDITOR

WARRANTY DEED

This indenture witnesseth that **DENNIS E. BENNETT** of Lake County, Indiana, conveys and warrants to **JAMES HOOTNICK**, of Lake County, Indiana, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

The West 1/2 of Lot 48 in Royal Hawk, in the City of Crown Point, as per plat thereof, Recorded in Plat Book 94, page 66, in the Office of the Recorder of Lake County, Indiana.

Commonly known as 450 Cochran Drive, Crown Point IN 46307
Parcel ID No. 45-12-32-354-021.000-029

Subject To: All unpaid real estate taxes, special assessments, storm water fees, for 2021 payable in 2022, and for all real estate taxes, storm water fees, for all subsequent years.

Subject To: All easements, servitudes, conditions, restrictions, covenants, limitations and building setback lines contained in prior instruments of record, and for all building and zoning ordinances, rights-of-ways of record, legal ditches and drains and all rights therein.

Subject To: Covenants, conditions, restrictions, easements and building lines as shown in the public record.

Grantee's Address: James Hootnick
450 Cochran Drive
Crown Point, IN 46307

Mail Tax Bills To: James Hootnick
450 Cochran Drive
Crown Point, IN 46307

Dated this 7 day of October, 2021.

Community Title Company

File No. 2100580

Dennis E. Bennett
by Yvonne L. Schacht AIF
DENNIS E. BENNETT BY YVONNE L. SCHACHT AS POWER OF ATTORNEY

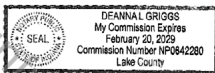
The Power of Attorney authorizing Yvonne L. Schacht to act as Attorney in Fact on behalf of Dennis E. Bennett was recorded with the Office of the Lake County, Indiana Recorder on August 9, 2021 as Document Number 2021-054334.

STATE OF INDIANA)
)SS
COUNTY OF LAKE)

BEFORE ME, a Notary Public in and for said County and State, personally appeared **Yvonne L. Schacht**, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to within the record as the attorney in fact of **Dennis E. Bennett**, and acknowledged that she subscribed the name of **Dennis E. Bennett** thereto principal, as her own name as attorney in fact this 7 day of October, 2021.

My Commission Expires: 2/20/22
County of Residence: LAKE

[Signature]
DFANNAL GRIGGS, 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.

/s/ Michael E. Anderson
Michael E. Anderson #26001-45

This instrument prepared by: Michael E. Anderson, #26001-45, Anderson & Anderson, P.C., 9211 Broadway, Merrillville, IN 46410, (219) 769-1892.