

NOT AN OFFICIAL DOCUMENT

LAKE COUNTY, INDIANA, 021-5247, 1

2021 53247
10/12/2021 03:42 PM
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

TRUSTEE'S DEED

TAX: LD. NO. 45-16-22-300-007.000-041

THIS INDENTURE WITNESSETH, THAT JAMES K. LARSEN AND KIMBERLY A. LARSEN, TRUSTEES, UNDER THE PROVISIONS OF THE LARSEN LIVING TRUST, DATED FEBRUARY 17, 2015, (GRANTORS), of LAKE County in the State of INDIANA, CONVEY TO LAWRENCE CRISWELL AND ADRIANA V. ARZOLA-CRISWELL, HUSBAND AND WIFE, (GRANTEE) of LAKE County in the State of INDIANA, 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:

THE NORTH 188.30 FEET OF THE WEST 273 FEET LYING EAST OF THE CENTERLINE OF THE PUBLIC HIGHWAY OF THE PART OF THE NORTH HALF OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 34 NORTH, RANGE 8 WEST OF THE 2ND P.M., IN LAKE COUNTY, INDIANA.


COMMONLY KNOWN AS: 13113 DELAWARE ST., CROWN POINT, IN 46307


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.

THE GRANTOR CERTIFIES THAT THIS DEED IS EXECUTED IN ACCORDANCE WITH AND PURSUANT TO, THE TERMS AND PROVISIONS OF THE UNRECORDED TRUST AGREEMENT UNDER WHICH TITLE TO THE ABOVE DESCRIBED REAL ESTATE IS HELD AND THAT THE TRUSTEE HAS FULL POWER AND AUTHORITY TO EXECUTE THIS DEED AS OF THE DATE OF EXECUTION.

Dated this 6 day of October, 2021


Trustee
JAMES K. LARSEN, TRUSTEE, UNDER THE PROVISIONS OF THE LARSEN LIVING TRUST, DATED FEBRUARY 17, 2015

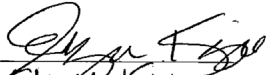

Trustee
KIMBERLY A. LARSEN, TRUSTEE, UNDER PROVISIONS OF THE LARSEN LIVING TRUST, DATED FEBRUARY 17, 2015

STATE OF INDIANA, COUNTY OF Lake) SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 6 day of October, 2021, personally appeared JAMES K. LARSEN AND KIMBERLY A. LARSEN, TRUSTEES, UNDER THE PROVISIONS OF THE LARSEN LIVING TRUST, DATED FEBRUARY 17, 2015 and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: 698325

My commission expires: 3/22/2025 Signature


ELIZABETH R. KINZIE

Resident of Lake County

Printed _____, Notary Public

Community Title Company
File No. 210880



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LAKE COUNTY, INDIANA, #021-52477, 1/2

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: 13113 DELAWARE ST., CROWN POINT, IN 46307

SEND TAX BILLS TO: **GRANTEE**

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


Printed Name

Property of Lake County Recorder