

NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2021-071048

2:09 PM 2021 Dec 9

Mail Tax Bills To Grantee:
Kelsey A. Guadarrama
8490 Merrillville Road
Merrillville, IN 46410

Parcel ID: 45-12-21-383-024.000-030

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS: That Grantor, DEBORAH SAJDERA, of Lake County, State of Indiana, as a gift and for no consideration, QUITCLAIMS to KELSEY A. GUADARRAMA, Grantee, of Lake County, State of Indiana, all of her interest in the following described real property situated in Lake County, Indiana:

*See Attached "Exhibit A"

More Commonly known as: 8490 Merrillville Road, Merrillville, IN 46410

Parcel ID: 45-12-21-383-024.000-030

Dated: December 8, 2021

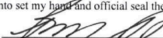

Deborah Sajdera

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public, in and for said County and State, this 8th day of December, 2021, personally appeared *Deborah Sajdera* and/or acknowledged the execution of the above instrument to be her voluntary act and deed, for the uses and purposes therein stated.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year last above written.

My Commission Expires:
June 25, 2025


Brian Phillip Popp, Notary Public
County of Residence: Porter

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

DEC 09 2021

JOHN E. PETALAS
LAKE COUNTY AUDITOR



"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."



Brian P. Popp



Prepared by: Brian P. Popp, Laszlo & Popp, PC, 200 East 80th Place, Suite 200, Merrillville, IN 46410.
Return to: Brian P. Popp, Laszlo & Popp, PC, 200 East 80th Place, Suite 200, Merrillville, IN 46410.

25.00
C/H # 13176
Kt

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EXHIBIT "A"

LEGAL DESCRIPTION

That portion of the following described real estate lying within the Southeast Quarter of Section 21, Township 35 North, Range 8 West of the 2nd PM in the Town of Merrillville, Lake County, Indiana: Beginning at the Southeast Corner of the Southwest Quarter of said Section 21; thence north 89 degrees 41-minutes, 01 seconds west (basis of bearing for this description is the plat of Meijer Addition, recorded in Plat Book 83, Page 6 in the office of the Recorder of said County) along the south line of said section 21 210.16 feet; thence north 00 degrees 04 minutes 54 seconds east, 224.44 feet to the south exterior face of a south wall of an existing building (brick and frame duplex); thence along the center line of an existing party wall in said building the following three courses: (1) north 00 degrees 04 minutes 54 seconds east, 13.83 feet; (2) north 89 degrees 55 minutes 06 seconds west 5.67 feet; (3) north 00 degrees 04 minutes 54 seconds east 14.27 feet to the north exterior face of north wall of said building; thence continuing north 00 degrees 04 minutes 54 seconds east, 121.05 feet; thence south 86 degrees 56 minutes 00 seconds east 514.04 feet to the approximate center line of Merrillville Road; thence south 15 degrees 20 minutes 48 seconds west along said center line, 360.01 feet to the south line of said section; thence north 89 degrees 51 minutes 01 seconds west along said south line, 202.73 feet to the point of beginning, subject to the interest of Merrillville Road along the easterly portion thereof.

• Parcel No. 45-12-21-383-024.000-030

More Commonly Known As: 8490 Merrillville Road, Merrillville, IN 46410

This instrument was prepared at the request of the Grantee and is based solely on information supplied by Grantee and without examination of accuracy. This preparer assumes no liability for any errors, inaccuracies, or omissions in this instrument resulting from the information provided. No legal opinion has been rendered during the preparation of this Deed. The Parties accept this disclaimer by Owner's execution of this document.