

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Dec 20 2021 cR

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

2021-543833  
12/21/2021 01:56 PM  
TOTAL FEES: 25.00  
BY: SP  
PG #: 2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## WARRANTY DEED

File No.: CTNW2107160-KZ  
CT CrownPoint LLC

**THIS INDENTURE WITNESSETH**, that Edward Sidabras (Grantor) CONVEY(S) AND WARRANT(S) to Zachane J. Reitsma (Grantee) for the sum of Ten Dollars (\$10.00) 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, to wit.

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property: 9111 W 143rd Ave, Cedar Lake, IN 46303

Subject to all current real estate taxes and assessments and all subsequent taxes and assessments.

Subject to all easements, covenants, conditions, and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this deed this 16<sup>th</sup> day of December, 2021.

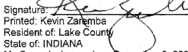
  
Edward Sidabras

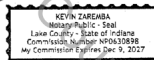
STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Edward Sidabras who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 16<sup>th</sup> day of December, 2021

Signature:   
Printed: Kevin Zaremba  
Resident of: Lake County  
State of: INDIANA  
My Commission expires: December 9, 2027



Prepared By: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 9111 W 143rd Ave  
Cedar Lake, IN 46303

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: Dena Phillips Farling.

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## EXHIBIT "A"

Legal Description

For APN/Parcel ID(s): 45-15-34-176-009.000-014

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### PARCEL 1

A PART OF THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT 1579.2 FEET SOUTH AND 1215.71 FEET EAST OF THE NORTHWEST QUARTER OF SECTION 34; THENCE SOUTH PARALLEL WITH THE WEST LINE OF SAID SECTION 34, A DISTANCE OF 358.30 FEET; THENCE EAST A DISTANCE OF 668.69 FEET; THENCE NORTH 358.30 FEET; THENCE WEST 668.69 FEET TO THE PLACE OF BEGINNING, IN LAKE COUNTY, INDIANA.

### PARCEL 2

ALL THAT PART OF THE NORTHWEST QUARTER (NW1/4) OF FRACTIONAL SECTION THIRTY-FOUR (34), TOWNSHIP THIRTY-FOUR (34) NORTH RANGE NINE (9) WEST OF THE SECOND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE WEST LINE OF SAID SECTION 1579.20 FEET SOUTH OF THE NORTHWEST CORNER THEREOF; THENCE EAST 1215.71 FEET; THENCE SOUTH 358.30 FEET; THENCE WEST 1215.71 FEET TO THE WEST LINE OF SAID SECTION; THENCE NORTH 358.30 FEET TO THE PLACE OF BEGINNING, IN LAKE COUNTY, INDIANA, LYING EAST OF THE EASTERLY RIGHT OF WAY LINE OF THE CHICAGO, INDIANAPOLIS AND LOUISVILLE RAILWAY COMPANY, AS SET FORTH IN A CERTAIN WARRANTY DEED RECORDED MAY 14, 1948 IN DEED RECORD 810, PAGE 420 IN THE RECORDER'S OFFICE OF LAKE COUNTY, INDIANA, SAID PORTION OF REAL ESTATE HEREIN CONVEYED CONTAINING 1.0 ACRE, MORE OR LESS.

Of Lake County Recorder