

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jan 19 2022 VH

JOHN E. PETALAS
LAKE COUNTY AUDITOR

2022-503258
01/20/2022 10:10 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

Property Number:
45-08-07-132-005.000-004

Tax Mailing Address:
4109 W 10TH AVE
GARY IN 46404-1735

WARRANTY DEED

THIS INDENTURE WITNESSETH that Pedro Diaz, Grantor, of Lake County, in the State of Indiana, Conveys and Warrants to

Zachary Kearney,

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:

Lot 7 and the West half of Lot 8, in Block 23, in Gary Heights, in the City of Gary, as per plat thereof, recorded in Plat Book 20, page 13 in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 4109 West 10th Avenue
Gary, IN 46404

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 2021 payable in 2022 and thereafter.

IN WITNESS WHEREOF, Pedro Diaz has executed this Warranty Deed on this

18th day of January, 2022.

Pedro Diaz
Pedro Diaz

NOT AN OFFICIAL DOCUMENT

State of Indiana)
) SS:
County of Lake)

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

Witness my hand and Notarial Seal this 18th day of January, 2022.



Notary's Signature: Miguel A. Ellis
Notary's Printed Name: Miguel A. ELLIS

Notary's County of Residence: Lake

Notary's Commission Expires: 5-13-2027

After recording return to and Mailing Address of Grantee: Zachary Kearney
4109 W 10TH AVE
GARY IN 46404-1735

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 Fidelity National Title Insurance Company's Commitment, issued by Inspired Title Group, Inc., as Commitment No. IN21F-5686.