

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Feb 14 2022 LM

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

2022-506769  
02/14/2022 01:07 PM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## WARRANTY DEED

File No.: CTNW2200320-KEA  
CT Highland LLC

**THIS INDENTURE WITNESSETH**, that Mark Gregoline, Ofelia Gregoline and Danniella M. Gregoline, as joint tenants with right of survivorship (Grantor) CONVEY(S) AND WARRANT(S) to Mark S. Semethy (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:** 11520 Vermont Ct, Crown Point, IN 46307

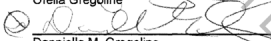
**Subject to** all current real estate taxes and assessments and all subsequent taxes and assessments.

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

IN WITNESS WHEREOF, Grantor has executed this deed this 11<sup>th</sup> day of February, 2022.

  
\_\_\_\_\_  
Mark Gregoline

  
\_\_\_\_\_  
Ofelia Gregoline

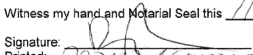
  
\_\_\_\_\_  
Danniella M. Gregoline

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Mark Gregoline, Ofelia Gregoline and Danniella M. Gregoline, as joint tenants with rights of survivorship, 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 11<sup>th</sup> day of February, 2022

Signature:   
Printed: DEANNA R. GONZALEZ  
Resident of: LAKE County  
State of: IN  
My Commission expires: 7/12/22



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

**Grantee's Address and Tax Billing Address:** 11520 Vermont Ct, Crown Point, IN 46307

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): **45-16-10-458-002.000-042**

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UNIT 52-1L IN HAMILTON SQUARE TERRACE HOMES, A HORIZONTAL PROPERTY REGIME CONDOMINIUMS AS CREATED BY A DECLARATION RECORDED IN INSTRUMENT NUMBER 2008-055916 AND AS BUILT FLOOR PLANS RECORDED AS INSTRUMENT NUMBER 2008-055916 AND SUPPLEMENTAL DECLARATION AND/OR AMENDMENT RECORDED AS INSTRUMENT NUMBER 2011-010404 AND ANY ADDITIONAL SUPPLEMENTAL DECLARATIONS AND/OR AMENDMENTS THERETO WHICH ARE RECORDED IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA. TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON AREAS AND LIMITED COMMON AREAS.

Property of Lake County Recorder