

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Feb 23 2022 VH

JOHN E. PETALAS
LAKE COUNTY AUDITOR

2022-508017
02/23/2022 02:06 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 4

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

AFTER RECORDING RETURN TO:
GODEEDS, INC.
Attn: LegalZoom Dept.
8940 Main Street
Clarence, NY 14031
File No. 553440778-71131187

MAIL TAX STATEMENTS TO GRANTEE:
Carlos Aleman
9606 Erie Street
Highland, IN 46322

Parcel ID No.: 45-07-14-403-002.000-003

QUIT CLAIM DEED

THIS DEED made and entered into on this 11 day of February, 2022, by and between **John P. Sims**, a mailing address of 4928 West 24th Avenue, Gary, IN 46406, hereinafter referred to as Grantor(s) and **Carlos Aleman, a married man**, a mailing address of 9606 Erie Street, Highland, IN 46322, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for Love and Affection, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Lake County, INDIANA:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 6641 West 25th Avenue, Gary, IN 46406

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

Prior instrument reference: Document Number: 2019024170, Recorded: 04/26/2019

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FFE SIMPLE.

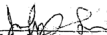
And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

Pursuant to IC 6-1.1-5.5, a Sales Disclosure Form is not required due to "no valuable consideration".

No Sales Disclosure Needed
Feb 23 2022
By: FGR
Office of the Lake County Assessor

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IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

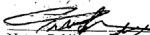


John P. Sims

State of INDIANA
County of LAKE

Before me, the undersigned, a Notary Public in and for said county and state personally appeared John P. Sims, the Grantor(s) herein and acknowledged the execution of Grantor(s) name on the foregoing deed as his/her/their voluntary act.

In witness whereof, I have heretunto subscribed my name and affixed my official seal this 11 day of FEBRUARY, 2022



Notary Public

Printed Name: Tremell Williamson
My Commission Expires: 9/25/2026
A Resident of LAKE County
State of INDIANA



Prepared by:
RYAN P. WORDEN, ESQ.
1111 E 54th Street, Suite 120
Indianapolis, IN 46220
716-634-3405

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.

RYAN P. WORDEN, ESQ.

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State of Indiana)
County of Lake) SS

EXECUTED AND DELIVERED in my presence:

[Signature]
Witness Signature
Ashley Bingham
Witness Name

Before me, a Notary Public in and for said County and State, this 11 day of February, 2022, personally appeared the above named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows Grantor to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said Grantor execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.

My Commission Expires: 9-25-26

[Signature]
Notary Public

NOTARY SEAL:



Notary Public of Lake County Recorder

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EXHIBIT A
LEGAL DESCRIPTION

The following described real estate in Lake County, Indiana, to-wit:

The north 1/2 of lot thirteen (13), block one (1), A.A. Lewis & Co.'s Oak Wood Subdivision, as shown in plat book 23, page 5, in Lake County, Indiana.

APN: 45-07-14-403-002.000-003

PROPERTY COMMONLY KNOWN AS: 6641 West 25th Avenue, Gary, IN 46406

Property of Lake County Recorder