

NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2022-010145

8:50 AM 2022 Mar 16

2
Mail tax bills to:
1340 CSOKASY LANE
HOBART, IN, 46342

Parcel No. 45-13-06-181-022.000-018

NORTHWEST INDIANA TITLE
162 WASHINGTON STREET
LOWELL, IN 46356
219-696-0100
27007

WARRANTY DEED

THIS INDENTURE WITNESSETH, That EVANGELINA VALENCIA, ("Grantors")

of LAKE County in the State of Indiana

CONVEY (S) AND WARRANT (S) TO TANYA N. REYNOLDS, ("Grantee")

of LAKE County in the State of Indiana

in consideration of One Dollar 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:

PART OF LOT 18 IN LAKE GEORGE PLATEAU UNIT NO. 6, REPLAT OF LOTS 9 TO 18, ALSO LOTS "A" AND "B", AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 95 PAGE 64, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 18; THENCE SOUTH 00 DEGREES 48 MINUTES 00 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 18 A DISTANCE OF 139.38 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00 DEGREES 48 MINUTES 00 SECONDS WEST, ALONG SAID EAST LINE A DISTANCE OF 51.93 FEET TO THE SOUTHEAST CORNER OF SAID LOT 18; THENCE NORTH 77 DEGREES 22 MINUTES 08 SECONDS WEST ALONG THE SOUTHERLY LINE OF SAID LOT 18 A DISTANCE OF 152.40 FEET TO THE SOUTHWEST CORNER OF SAID LOT 18; THENCE NORTH 12 DEGREES 37 MINUTES 52 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 18 A DISTANCE OF 59.91 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST; THENCE NORTHEASTERLY ALONG SAID CURVE HAVING A RADIUS OF 127.59 FEET AND AN ARC LENGTH OF 29.79 FEET; THENCE SOUTH 61 DEGREES 46 MINUTES 16 SECONDS EAST

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

MAR 15 2022

JOHN E. PETALAS
LAKE COUNTY AUDITOR

AMOUNT \$ 251
CASH _____ CHARGE _____
CHECK # 4857
OVERAGE _____
COPY _____
NON-COM _____
CLERK D

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A DISTANCE OF 143.58 FEET TO THE POINT OF BEGINNING.

Commonly known as: 1340 CSOKASY LANE, HOBART, IN, 46342
Grantee's address: 1340 CSOKASY LANE, HOBART, IN, 46342

Subject to: Taxes for 2020 and subsequent years, building lines, covenants and restrictions.

IN WITNESS WHEREOF, Grantor has executed this deed this 03/10/22.



EVANGELINA VALENCIA

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared EVANGELINA VALENCIA who acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial Seal this 03/10/22.



[Notary Public's Signature]
Richard A. Zunica

[Notary Public's' Printed Name]

My commission expires:
County of Residence:
(SEAL)

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. RICHARD A. ZUNICA

This Instrument prepared by: Attorney Richard A. Zunica, 162 Washington Street, Lowell, In 46356, File No. 22-27007/sd

