

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Mar 16 2022 LM

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

2022-511261  
03/16/2022 11:13 AM  
TOTAL FEES: 25.00  
BY: SP  
PG #: 2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## WARRANTY DEED

File No.: FNW2004345-DS

**THIS INDENTURE WITNESSETH**, that Brook A Lowe (Grantor) CONVEY(S) AND WARRANT(S) to Tristan M. Hiduke (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:** 3533 W 48th Ct, Gary, IN 46408

**Tax ID No.:** 45-08-31-260-005.000-001

**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 11th day of March, 2022.

  
\_\_\_\_\_  
Brook A Lowe

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Brook A Lowe who acknowledged the execution of the foregoing instrument, who acknowledged the foregoing instrument to be his/her free act and deed.

Witness my hand and Notarial Seal this 11th day of March 2022

Signature: 

Printed: Dawn Stanley

Resident of: Lake County

State of: INDIANA

My Commission expires: July 29, 2026



**Prepared By:** Timothy R. Kuiper  
Austgen Kuiper Jasaitis P.C.  
130 North Main Street, Crown Point, IN 46307

**Grantee's Address and Tax Billing Address:** 3533 W 48th Ct  
Gary, IN 46408

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: Dawn Stanley.

**Return To:** Tristan M. Hiduke  
3533 W 48th Ct  
Gary, IN 46408

**Fidelity - Highland**

**FIDELITY NATIONAL TITLE**  
FNW2004345

FNW2004345

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**EXHIBIT "A"**  
Legal Description

For APN/Parcel ID(s): **45-08-31-260-005.000-001**

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LOTS 6, 7 AND 8 IN BLOCK 16, IN THE TOWN OF ROSS, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK "A" PAGES 254 AND 421, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property of Lake County Recorder