

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Mar 16 2022 LM

JOHN E. PETALAS
LAKE COUNTY AUDITOR

2022-511283
03/16/2022 12:43 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 4

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

Property Number:
45-07-35-283-009.000-006

Tax Mailing Address:
536 N COLFAX ST
GRIFFITH IN 46319-2527

COMPANY WARRANTY DEED

THIS INDENTURE WITNESSETH that AJT Remodeling, LLC and JD5X, LLC, Grantors, of Lake County, in the State of Indiana, Convey and Warrant to

Sandra E. Brady,
Sandra E. Brady,

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 5, Block 8, Subdivision of Blocks 5 and 8 Jansen's Oak Grove Addition to Griffith, as per plat thereof, recorded in Plat Book 27, page 98, in the Office of the Recorder of Lake County, Indiana.

Site Address (per Lake County Auditor's Records): 536 North Colfax
Griffith, IN 46319

Mailing Address (per U.S. Postal Service): 536 N COLFAX ST
GRIFFITH IN 46319-2527

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, AJT Remodeling, LLC, and JD5X, LLC, have executed this COMPANY

WARRANTY DEED on this 25 day of February, 2022.

AJT Remodeling, LLC

JD5X, LLC

(see signature page attached)
Anthony J. Terzarial, President

(see signature page attached)
Jennifer M. Dettlo, Member

(Company Warranty Deed – GITC File No. IN013994 - Page 1 of 4)

Greater Indiana Title Company

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AJT Remodeling, LLC

By: 
Anthony J. Terzariol, President

State of Indiana

County of Lake) SS:

Before me, the undersigned Notary Public in and for said County and State, personally appeared Anthony J. Terzariol, President of AJT Remodeling, LLC, and acknowledged the execution of the foregoing Company Warranty Deed for and on said Company's behalf, as its 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 4 day of March, 2022.



Notary's Signature: 

Notary's Printed Name: Nicole Bivona

Notary's County of Residence: Denton

Notary's Commission Expires: 12/31/2024

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JD5X, LLC

By: Jennifer M Dettlo
Jennifer M. Dettlo, Member

State of Indiana

County of Lake

SS:

Before me, the undersigned Notary Public in and for said County and State, personally appeared Jennifer M. Dettlo, Member of JD5X, LLC, and acknowledged the execution of the foregoing Company Warranty Deed for and on said Company's behalf, as its free and voluntary act for the purposes stated therein, and who, having been duly sworn upon her oath, stated that the representations contained therein are true.

Witness my hand and Notarial Seal this 25 day of February, 2022.



Notary's Signature: Amanda M Van Beek

Notary's Printed Name: Amanda M Van Beek

Notary's County of Residence: Lake

Notary's Commission Expires: 10/16/2023

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After recording return to and Mailing Address of Grantee:

Sandra ~~of~~
~~Sandra~~ E. Brady
536 N COLFAX ST
GRIFFITH IN 46319-2527

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 Greater Indiana Title Company commitment no. IN013994.

(Company Warranty Deed – GIIC File No. IN013994 - Page 4 of 4)

Property of Lake County Recorder