

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

2022-534045  
08/18/2022 12:03 PM  
TOTAL FEES: 25.00  
BY: JAS  
PG # : 1

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

Aug 18 2022 SLG

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

## WARRANTY DEED

File No.: BT2320022-00317-JRA  
CT NW Production LLC

**THIS INDENTURE WITNESSETH**, that Wanda Ingram who took title as Wanda Cabell (Grantor) CONVEY(S) AND WARRANT(S) to Ngozi Valerie Nwabueze (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:

For APN/Parcel ID(s): 45-07-03-451-017.000-023


THAT REAL PROPERTY LOCATED IN THE COUNTY OF LAKE, AND STATE OF INDIANA, AND MORE CERTAINLY DESCRIBED AS FOLLOWS: LOT 42 (EXCEPT THE SOUTH 20 FEET THEREOF), ALL OF LOT 43 AND LOT 44 (EXCEPT THE NORTH 10 FEET THEREOF), BLOCK 3, I.F. PRITCHARD'S SECOND ADDITION, IN THE CITY OF HAMMOND, AS SHOWN IN PLAT BOOK 11, PAGE 28, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property: 6411 Grand Ave, Hammond, IN 46323

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 16<sup>th</sup> day of August, 2022.

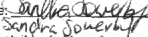
  
Wanda Ingram FKA Wanda Cabell

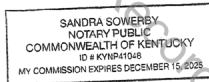
STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Wanda Ingram who took title as Wanda Cabell, 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 16<sup>th</sup> day of August, 2022

Signature:   
Printed: Sandra Sowersby  
Resident of: Christian  
State of: Kentucky  
My Commission expires: 12/15/2025



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

Grantee's Address and Tax Billing Address: 6411 Grand Ave, Hammond, IN 46323

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.

CHICAGO TITLE INSURANCE COMPANY