

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Oct 14 2022 LM

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

2022-542011  
10/14/2022 11:15 AM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

Property Number:  
45-07-10-228-048.000-023

Tax Mailing Address:  
6642 TENNESSEE AVE  
HAMMOND IN 46323-1939

## WARRANTY DEED

**THIS INDENTURE WITNESSETH** that Dexter P. Knox, Jr., Grantor, of Lake County, in the State of Indiana, Conveys and Warrants to

**Joseph Mata Jr.,**

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 23 in Block 17 in Cline Gardens Addition, in the City of Hammond, as per plat thereof, recorded in Plat Book 31, page 71, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 6642 Tennessee Avenue  
Hammond, IN 46323

**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 2022 payable in 2023 and thereafter.

**IN WITNESS WHEREOF**, Dexter P. Knox, Jr. has executed this Warranty Deed on this

12th day of October, 2022.

  
Dexter P. Knox, Jr.

(Warranty Deed – GITC File No. IN015377 - Page 1 of 2)

IN015377

Greater Indiana Title Company

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State of Indiana        )  
                                  ) SS:  
County of Lake        )

Before me, the undersigned Notary Public in and for said County and State, personally appeared Dexter P. Knox, Jr. and acknowledged the execution of the foregoing Warranty Deed as his 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 12th day of October, 2022.



Notary's Signature: [Handwritten Signature]

Notary's Printed Name: \_\_\_\_\_

Notary's County of Residence: \_\_\_\_\_

Notary's Commission Expires: \_\_\_\_\_

**After recording return to and Mailing Address of Grantee:** Joseph Mata Jr.  
6642 TENNESSEE AVE  
HAMMOND IN 46323-1939

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 86<sup>th</sup> Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520); referencing Greater Indiana Title Company commitment no. IN015377.

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