

NOT AN OFFICIAL DOCUMENT

CLERK OF SUPERIOR COURT
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2022-017102
9:25 AM 2022 Oct 28

QUIT CLAIM DEED

Parcel Number: 45-10-25-176-013.000-032
Local Parcel Number: 009-09-11-0128-0001

GRANTOR(S): Bianca Alexandra Stjelja, FKA Bianca Alexandra Ivancevich of 15280 West 88th Avenue, Dyer, Lake County, Indiana 46311, hereby GRANTS and CONVEYS to: GRANTEE: Bianca Alexandra Stjelja and Dragan Stjelja of 15280 West 88th Avenue, Dyer, Lake County, Indiana 46311.
as husband and wife

LEGAL DESCRIPTION: LOT 3 IN AL TOKARZ SUBDIVISION, AS PER LAT THEREOF, RECORDED IN PLAT BOOK 33, PAGE 88 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA

Commonly known as: 15280 West 88th Avenue, Dyer, Indiana

THIS INDENTURE WITNESSETH, the Grantor, Bianca Alexandra Stjelja, FKA Bianca Alexandra Ivancevich, of Lake County, Indiana, for the sum of \$1.00 (One Dollar) paid by the Grantees, Bianca Alexandra Stjelja and Dragan Stjelja, of Lake County, Indiana, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim unto the Grantees, Bianca Alexandra Stjelja, forever, all the right, title, interest, and claim, which the Grantor, Bianca Alexandra Stjelja, FKA Bianca Alexandra Ivancevich, has in and to the describe parcel of land, and improvements, and appurtenances thereto in the County of Lake, State of Indiana. This is an intrafamily conveyance, and no sales disclosure is required.

The Grantor does hereby specifically acknowledge and agree that the Real Estate conveyed herein is conveyed in fee simple and that no reversionary rights whatsoever shall remain with the Grantor, or any successors in title to the abutting lands of the Grantor, notwithstanding any subsequent abandonment, vacation, disuse, nonuse, change of use, conveyance, lease, and/or transfer by the Grantee or its successors in title, of a portion or all of the said Real estate or any right of way, roadway, or roadway appurtenances established thereupon. This acknowledgement and agreement is a covenant running with the land and shall be binding upon the Grantor and all successors and assigns.

I affirm, under the penalties for perjury, I have taken reasonable care to protect each Social Security number in this document, unless required by law. (IC 36-2-11-15 Prepared by: *[Signature]*, George S. Ivancevich, Atty. No. 5549-45, Law Office of Paul Rossi, 1601 Northview Drive, Lowell, IN 46350)

IN WITNESS WHEREOF, the Grantor has executed this deed on Oct. 27, 2022.
Bianca A. Stjelja FKA Bianca A. Ivancevich
Bianca Alexandra Stjelja, FKA Bianca Alexandra Ivancevich Grantor Signature
Bianca A. Stjelja FKA Bianca A. Ivancevich
Bianca Alexandra Stjelja, FKA Bianca Alexandra Ivancevich Grantor Printed Name

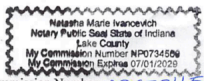
OCT 28 2022

JOHN E. PETALAS
LAKE COUNTY AUDITOR

STATE OF INDIANA, COUNTY OF LAKE

Before me, the undersigned Notary Public, in and for said County and State, this Bianca A. Stjelja personally appeared Bianca Alexandra Stjelja, FKA Bianca Alexandra Ivancevich, said persons being over the age of 18 years, and acknowledged the execution of the foregoing instrument.

[Signature]
Notary Public Signature
Natasha Ivancevich
Notary Public Printed Name
My commission expires: 07/01/2029



Commission Number: NP0734569

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CPL
CK

Interests in land acquired by Bianca Alexandra Stjelja and Dragan Stjelja, 15280 West 88th Avenue, Dyer, IN 46311

