

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Dec 07 2022 LM

JOHN E. PETALAS
LAKE COUNTY AUDITOR

2022-548655
12/08/2022 08:55 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

After Recording, Send To:

Commitment Number: IN22105652

Boston National Title Agency, LLC
400 Rouser Road Bldg 2, Suite 101
Coraopolis, PA 15108

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER

45-03-32-102-035.000-024

GENERAL WARRANTY DEED

T and P Holdings LLC, hereinafter grantor, whose tax-mailing address is 1934 Briar, Rose Lane Los Angeles, CA 90034 for \$0.00 (Zero dollars and zero Cents) in consideration paid, grants, with general warranty covenants to Taylor Terheggen, a married man hereinafter grantees, whose tax mailing address is 1934 Briar, Rose Lane Los Angeles, CA 90034 the following real property:

Lots 16 and 17, in Block 1, in Walsh's Second Addition to East Chicago, as per plat thereof, recorded in Plat Book 3 page 31, in the Office of the Recorder of Lake County, Indiana.

Property Address is: 4932 Reading Ave., East Chicago, IN 46312

Prior instrument reference: 2022-540501

No Sales Disclosure Needed
Dec 07 2022
By: MH
Office of the Lake County Assessor

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The real property described above is conveyed subject to general warranty covenants, the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Property of Lake County Recorder

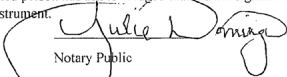
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Executed by the undersigned on 5 on this day December, 2022:


Taylor Terheggen as Manager of T and P Holdings LLC

STATE OF CA
COUNTY OF Los Angeles

The foregoing instrument was acknowledged before me on 12/5, 2022 by **Taylor Terheggen** as **Manager of T and P Holdings LLC** who is personally known to me or has produced CDL as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.


Notary Public



Property of Lake County Recorder