

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jan 23 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-502144
01/23/2023 02:03 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

Commitment Number: 29934545

After Recording Return To:
ServiceLink
1355 Cherrington Parkway
Moon Township, PA 15108

Lender: PennyMac Loan Services, LLC
NMLS ID:35953
Loan Originator: Elizabeth Garcia
NMLS ID: 1442435

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER

45-11-17-231-002.000-036

QUITCLAIM DEED

Matthew Ciara, unmarried, whose mailing address is **2440 W. 113th Street, Chicago, IL 60655**, hereinafter grantor, for \$0.00 (Zero Dollars and Zero Cents) in consideration paid, conveys and quitclaims to **Kylie L. Korbelt**, unmarried, hereinafter grantee, whose tax mailing address is **1750 Circle North Dr, Schererville, IN 46375**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The following described property: PART OF LOT 3 IN RESUBDIVISION OF LOT 3 AND LOT 5, FOUNTAIN PARK, P.U.D., A PLANNED UNIT DEVELOPMENT IN THE TOWN OF SCHERERVILLE, INDIANA, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 108 PAGE 30, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, WHICH PART OF SAID LOT 3 IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 3; THENCE NORTH 89 DEGREES 45 MINUTES 45 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT, 140.13 FEET TO THE TRUE POINT OF BEGINNING HEREOF; THENCE NORTH 00 DEGREES 16 MINUTES 13 SECONDS EAST, 112.37 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 3; THENCE NORTH 89 DEGREES 47 MINUTES 01 SECONDS WEST, ALONG THE NORTH LINE

No Sales Disclosure Needed
Jan 23 2023
By: FGR
Office of the Lake County Assessor

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OF SAID LOT, 20.00 FEET; THENCE SOUTH 00 DEGREES 16 MINUTES 13 SECONDS WEST, 112.36 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 3; THENCE SOUTH 89 DEGREES 45 MINUTES 45 SECONDS EAST, ALONG SAID SOUTH LINE, 20.00 FEET TO THE POINT OF BEGINNING. Assessor's Parcel No: 45-11-17-231-002.000-036

Property Address is: 1750 Circle North Dr, Schererville, IN 46375

Prior instrument reference: **2021-030179**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to 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 grantee forever.

