

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jan 23 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-502174
01/23/2023 02:27 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

WARRANTY DEED

File No.: CTNW2206023
CT Schererville LLC

THIS INDENTURE WITNESSETH, that Ryan Dean Morrin and Sara Anne Morrin, husband and wife, as tenants by the entirety (Grantor) CONVEY(S) AND WARRANT(S) to NICHOLAS D. PALM AND EMILY A. LEWIS AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP (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): 45-15-33-203-003.000-014

LOT 244-3, IN ROSE GARDEN ESTATES P.U.D. - PHASE 1, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER AND OF PART OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 34 NORTH, RANGE 9 WEST, OF THE SECOND PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 9, 2019 AS INSTRUMENT NO. 2019-084955, IN LAKE COUNTY, INDIANA.

Property: 14105 Magnolia St, Cedar Lake, IN 46303

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 2nd day of NOV., 2022.

Ryan Dean Morrin

Ryan Dean Morrin

STATE OF IN

COUNTY OF Lake

Before me, a Notary Public in and for said County and State, personally appeared Ryan Dean Morrin 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 2nd day of NOV., 2022

Signature: [Signature]
Printed: Alexa Murray
Resident of: Lake County
State of: IN
My Commission expires: 5/21/2025



CHICAGO TITLE INSURANCE COMPANY

Property of Lake County Recorder

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IN WITNESS WHEREOF, Grantor has executed this deed this 2nd day of NOV, 2022.

Sara Anne Morrin
Sara Anne Morrin

STATE OF IN
COUNTY OF Lake

Before me, a Notary Public in and for said County and State, personally appeared Sara Anne Morrin 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 2nd day of NOV., 2022

Signature: [Handwritten Signature]
Printed: ALEXA MURRAY
Resident of: Lake County
State of: IN
My Commission expires: 5/21/2025



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

Grantee's Address and Tax Billing Address: 14106 Magnolia St
Cedar Lake, IN 46303

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

Notary of Lake County Recorder