

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Feb 15 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-504487
02/15/2023 03:26 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

Property Number:
45-03-30-456-003.000-023

Tax Mailing Address:
1433 S BROAD ST
GRIFFITH IN 46319-3211

WARRANTY DEED

THIS INDENTURE WITNESSETH that **Kennan Kasper and David Kasper**, Grantors, of Lake County, in the State of Indiana, Convey and Warrant to

NWI Homes LLC,

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:

That part of Lots 31 and 32, Stafford and Trankle's Central Calumet Addition to Hammond, as shown in Plat Book 9, page 31, in Lake County, Indiana, described as follows: Commencing at the Northwest corner of Lot 31; thence running South along the West line of said Lot 31, a distance of 67.15 feet to a point; thence in a Southeasterly direction to a point in the East line of the West 9 feet 2 inches of said Lot 32, which point is 68.27 feet South of the North line of said Lot 32; thence North on the East line of said West 9 feet 2 inches of said Lot 32 a distance of 68.27 feet to the North line of said Lot 32; thence West along the North line of said Lots 32 and 31 a distance of 41 feet 8 inches to the place of beginning.

Commonly known as: 4757 Catalpa Avenue
Hammond, IN 46327

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, Kennan Kasper and David Kasper have executed this WARRANTY

DEED on this 13th day of February, 2023.

(see signature page attached)

Kennan Kasper

(see signature page attached)

David Kasper

(Warranty Deed – GITC File No. IN016171 - Page 1 of 3)

IND016171

Greater Indiana Title Company

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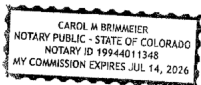
Kennan Kasper

Kennan Kasper

State of Colorado)
County of Las Animas) SS:

Before me, the undersigned Notary Public in and for said County and State, personally appeared **Kennan Kasper** 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 13th day of February, 2023.



Notary's Signature: Carol M Brimmer

Notary's Printed Name: Carol M Brimmer

Notary's County of Residence: Las Animas

Notary's Commission Expires: 7/14/2026

NOT AN OFFICIAL DOCUMENT

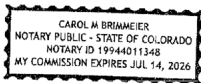
David Kasper

David Kasper

State of Colorado)
County of Las Animas) SS:

Before me, the undersigned Notary Public in and for said County and State, personally appeared **David Kasper** 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 13th day of February, 2023.



Notary's Signature: Carol M. Brimmer
Notary's Printed Name: Carol M. Brimmer

Notary's County of Residence: Las Animas
Notary's Commission Expires: 7/14/2026

After recording return to and Mailing Address of Grantee:

NWI Homes LLC
1433 S BROAD ST
GRIFFITH IN 46319-3211

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 86th Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN016171.