

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 13 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-510739
04/14/2023 09:39 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 1

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, That **Equity Trust Company, Custodian FBO Gary Moberly IRA** by virtue of and pursuant to the authority vested in said Trustee in and by said agreement, does hereby Convey and Warrant unto **Keri Hir Real Estate LLC**, a limited liability company organized and existing under the laws of the State of Illinois, for and in consideration of ten and no/100 dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, the following described real estate situate in Lake County, Indiana, to-wit:

The South 21 feet of Lot 28 and the North 11 feet of Lot 29, Block 10, Gary Land Company's 2nd Subdivision, City of Gary, as shown in Plat Book 10, page 16, Lake County, Indiana.

Commonly known as **411 Pierce Street, Gary, IN 46402**

TAX KEY NO(S): **45-08-04-181-003.000-004**

This conveyance is subject to State, County and municipal taxes for 2022 payable in 2023 and all subsequent years; all special assessments levied prior to and payable subsequent to the date hereof; building and zoning ordinances now or hereafter in effect; easements, restriction of record and questions of survey. GRANTOR expressly limits said warranties only against the acts of the GRANTOR and all persons claiming by, through or under the GRANTOR. This Deed is executed pursuant to, and in the exercise of the powers and authority granted to and vested in the Trustee(s) by the terms of the **Equity Trust Company, Custodian FBO Gary Moberly IRA**

IN WITNESS WHEREOF, said Grantor has hereunto set his hand and seal this 04 day of April, 2023.

Equity Trust Company, Custodian FBO Gary Moberly IRA

BY: Matthew Collier
MATTHEW COLLIER
CORPORATE ALTERNATE SIGNER
Printed Name & Title

STATE OF OHIO
COUNTY OF CUYAHOGA

Corporate Alternate Signer
mk

Before me, a Notary Public for said County and State, do hereby certify that MATTHEW COLLIER signing above as Trustee under the Trust Agreement, and as such Trustee acknowledged the execution of the foregoing Trustee's Deed for and on behalf of said Grantor; and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and official seal, this the 04 of April, 2023.

Kelsey Buhrman
Notary Public: Kelsey Buhrman
County of Residence: Lorain
My Commission Expires: October 2, 2027
Commission No. 2022-RE-854496



KELSEY BUHRMAN
Notary Public
State of Ohio
My Comm. Expires
October 2, 2027

MAIL TAX BILLS TO: Keri Hir Real Estate LLC
PO Box 2475, Hammond IN 46323
GRANTEE(S) ADDRESS: 3014 171st, Hazel Crest IL 60429

THIS INSTRUMENT PREPARED BY: Douglas R. Kvachkoff, Attorney at Law
325 N. Main, Crown Point, IN 46307, 219-662-2977
File No.: IN-23-67433-02

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: [Signature]