

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 13 2023 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-510812
04/14/2023 02:04 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

WARRANTY DEED

File No.: CTNW2300865J
CT Hobart LLC

THIS INDENTURE WITNESSETH, that Ronald Hewitt (Grantor) CONVEY(S) AND WARRANT(S) to Steven Botello (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:

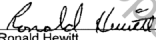
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property: 325 N Hobart Rd, Hobart, IN 46342

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 6 day of April, 2023.




Ronald Hewitt

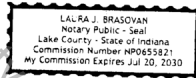
STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Ronald Hewitt 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 6 day of April, 2023

Signature: 
Printed: Laura J. Brasovan
Resident of: Lake County
State of: INDIANA
My Commission expires: July 20, 2030



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

Grantee's Address and Tax Billing Address: 325 N Hobart Rd
Hobart, IN 46342

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.

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Exhibit A LEGAL DESCRIPTION

Order No.: CTNW2300865

For APN/Parcel ID(s): 45-09-28-301-004.000-018 and 45-09-28-301-008.000-018

PARCEL I:

THE NORTH 45 FEET OF THE SOUTH 400 FEET OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 36 NORTH, RANGE 7 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF HOBART, LAKE COUNTY, INDIANA.

PARCEL II:

THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 36 NORTH, RANGE 7 WEST OF THE 2ND PRINCIPAL MERIDIAN, EXCEPT THE NORTH 260.75 FEET AND THE SOUTH 300 FEET THEREOF, IN THE CITY OF HOBART, INDIANA.

Property of Lake County Recorder