

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

2023-11925  
04/26/2023 01:57 PM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

Apr 26 2023 GM

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

## WARRANTY DEED

TAX: LD. NO. 45-06-24-454-018.000-027

THIS INDENTURE WITNESSETH THAT, PARHAM REZAEIPOUR, (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS TO TAHA QURESHI, of LAKE County in the State of INDIANA, (GRANTEES), in consideration of One Dollar (\$1.00) 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:

APARTMENT 457-F, BUILDING C, 457 FISHER STREET IN MUNSTER VILLAS, A HORIZONTAL PROPERTY REGIME, AS CREATED BY A DECLARATION RECORDED AS DOCUMENT NO. 397799 AND RE-RECORDED AS DOCUMENT NO. 398460, AND AS BUILT FLOOR PLANS RECORDED IN PLAT BOOK 47 PAGE 34, AND THE SUPPLEMENTAL DECLARATION AND/OR AMENDMENT RECORDED AS DOCUMENT NO. 2010 035131 AND ANY ADDITIONAL SUPPLEMENTAL DECLARATION AND/OR AMENDEMNTS THERETO WHICH ARE RECORDED IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA. TOGETHER WITH AN UNDIVIDED PERCENTAGE OF INTEREST IN THE COMMON AREAS AND LIMITED COMMON AREAS.

COMMONLY KNOWN AS: 457 FISHER ST., UNIT F, MUNSTER, IN 46321

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2022 TAXES PAYABLE 2023, 2023 TAXES PAYABLE 2024 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 21<sup>st</sup> day of April, 2023

  
PARHAM REZAEIPOUR

STATE OF Indiana, COUNTY OF Lake SS: 21/22

Before me, the undersigned, a Notary Public in and for said County and State, this 21<sup>st</sup> day of April, 2023, personally appeared: PARHAM REZAEIPOUR and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribe my name and affixed my official seal.

Commission Number: 0699646

My commission expires: 5-10-25

Signature 

Resident of Lake County

Printed Darleen Birchel, Notary Public



COMMUNITY TITLE COMPANY  
FILE NO. 072647

# NOT AN OFFICIAL DOCUMENT

This instrument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45  
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303  
No legal opinion given to Grantor(s) or Grantee(s) in  
Preparation of deed or form of holding ownership. All  
information used supplied by title company.

RETURN DEED TO: **GRANTEES**  
GRANTEE STREET OR RURAL ROUTE ADDRESS: **457 FISHER ST., UNIT F, MUNSTER, IN 46321**  
SEND TAX BILLS TO: **GRANTEES**

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

Darlene Bircher  
Printed Name

Property of Lake County Recorder