

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 26 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-512255
04/26/2023 02:00 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

WARRANTY DEED

File No.: FNW2300626-SM

THIS INDENTURE WITNESSETH, that Edward P. Tucker (Grantor) CONVEY(S) AND WARRANT(S) to Theodore D. Kopsis and Susan M. Kopsis, husband and wife (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: 1710 W. 95th Ct, Crown Point, IN 46307

Tax ID No.: 45-12-32-278-016.000-029

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 24th day of April, 2023.


Edward P. Tucker

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Edward P. Tucker who acknowledged the execution of the foregoing instrument, who acknowledged the foregoing instrument to be his/her free act and deed.

Witness my hand and Notarial Seal this 24th day of April, 2023

Signature:

Printed: Susan Miedema

Resident of: Lake County

State of: INDIANA

My Commission expires: July 26, 2030



Prepared By: Timothy R. Kulper
Austgen Kulper Jasaitis P.C.
130 North Main Street, Crown Point, IN 46307

Grantee's Address and Tax Billing Address: 1710 W. 95th Ct
Crown Point, IN 46307

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: Susan Miedema.

Return To: Theodore D. Kopsis and Susan M. Kopsis
1710 W. 95th Ct
Crown Point, IN 46307

FIDELITY NATIONAL TITLE/FNW2300626

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EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 45-12-32-278-016.000-029

LOT 27 IN FOUNTAIN RIDGE SECOND ADDITION UNIT TWO, IN THE CITY OF CROWN POINT, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 42, PAGE 4, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property of Lake County Recorder