

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 26 2023 LM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-512289
04/26/2023 03:12 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

Property Number:
45-11-16-207-039.000-036

Tax Mailing Address:
245 W JOLIET ST APT 207
SCHERERVILLE IN 46375-1460

WARRANTY DEED

THIS INDENTURE WITNESSETH that Robert Zemaitis Jr., Grantor, of Lake County, in the State of Indiana, conveys and warrants to

Jennifer Merritt, a married woman

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:

Apartment No. 207 in Building known as 245 Joliet Street, Schererville, Indiana in Le'Jardin Horizontal Property Regime, as per Declaration recorded December 19, 1985 as Document No. 833653 and Plat recorded December 19, 1965 as Document No. 833654 and amended by First Amendment to the Declaration recorded January 3, 1986 as Document No. 835464; and all subsequent amendments thereto, together with an undivided interest appurtenant to said Unit and recorded in the Office of the Recorder of Lake County, Indiana.

Site Address (per Lake County Auditor's Records):

245 Joliet Street Apt. 207
Schererville, IN 46375

Mailing Address (per U.S. Postal Service):

245 W JOLIET ST APT 207
SCHERERVILLE IN 46375-1460

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 and real estate taxes for the year 2022 payable in 2023 and thereafter.

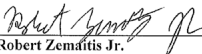
(Warranty Deed – GITC File No. IN016250 - Page 1 of 2)

IN016250

Greater Indiana Title Company

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IN WITNESS WHEREOF, Robert Zemaitis Jr. has executed this WARRANTY DEED on this 24th day of March, 2023.


Robert Zemaitis Jr.

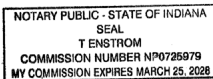
State of Indiana

SS:

County of Lake

Before me, the undersigned Notary Public in and for said County and State, personally appeared **Robert Zemaitis Jr.** 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 24th day of March, 2023.



Notary's Signature: 

Notary's Printed Name: T ENSTROM

Notary's County of Residence: Lake

Notary's Commission Expires: 3.25.28

After recording return to and Mailing Address of Grantee:

Jennifer Merritt
245 W JOLIET ST APT 207
SCHERERVILLE IN 46375-1460

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. IN016250.

(Warranty Deed – GITC File No. IN016250 - Page 2 of 2)