

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

May 16 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-514715
05/16/2023 02:35 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 1

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

TRUSTEE'S DEED

TAX: LD. NO. 45-11-35-176-001.000-032

THIS INDENTURE WITNESSETH, That FRANK M. HAWKS, JR AS TRUSTEE, UNDER THE PROVISIONS OF THE HAWKS LIVING TRUST, DATED OCTOBER 28, 2002 (GRANTORS), of LAKE County in the State of INDIANA, CONVEY TO PAUL SIKORA AND KRISTIN SIKORA, HUSBAND AND WIFE (GRANTEES) of LAKE County in the State of INDIANA, 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:

LOT 1 IN HAWK'S LAIR, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 98 PAGE 57, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 9505 BLAINE STREET, CROWN POINT, INDIANA 46307

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.

THE GRANTOR CERTIFIES THAT THIS DEED IS EXECUTED IN ACCORDANCE WITH AND PURSUANT TO, THE TERMS AND PROVISIONS OF THE UNRECORDED TRUST AGREEMENT UNDER WHICH TITLE TO THE ABOVE DESCRIBED REAL ESTATE IS HELD AND THAT THE TRUSTEE HAS FULL POWER AND AUTHORITY TO EXECUTE THIS DEED AS OF THE DATE OF EXECUTION.

Dated this 9 day of May, 2023.

Frank M. Hawks, Jr. Trustee

FRANK M. HAWKS, JR AS TRUSTEE, UNDER THE PROVISIONS OF THE HAWKS LIVING TRUST, DATED OCTOBER 28, 2002

STATE OF INDIANA, COUNTY OF Lake) SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 9 day of May, 2023 personally appeared FRANK M. HAWKS, JR AS TRUSTEE, UNDER THE PROVISIONS OF THE HAWKS LIVING TRUST, DATED OCTOBER 28, 2002 acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: 698325

My commission expires: 3/22/2028

Resident of Lake County

Signature
Printed

Elizabeth Kizic
ELIZABETH KIZIC Notary Public

This instrument prepared by:

NATHAN D. VIS, Attorney at Law, ID No. 29535-45
VIS LAW, LLC, P.O. Box 98C, 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: 9505 BLAINE STREET, CROWN POINT, INDIANA 46307
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.

Elizabeth Kizic
Signature

Elizabeth Kizic
Printed Name

Title Company
2/20/2023