

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

GINA PIMENTEL
RECORDER

2023-014936

STATE OF INDIANA
LAKE COUNTY
RECORDED AS PRESENTED

3:41 PM 2023 Jun 7

JUN 07 2023

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

WARRANTY DEED

TAX: LD. NO. 45-11-33-101-023.000-035 (PARCEL I)
45-11-33-101-024.000-035 (PARCEL II)

THIS INDENTURE WITNESSETH THAT, RAYMOND L. GALLAS and LAWRENCE P. GALLAS, AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP, (GRANTORS), of LAKE County in the State of INDIANA, CONVEY AND WARRANT TO SKYLER SMITH, of LAKE County in the State of INDIANA, (GRANTEE), 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:

PARCEL I: PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 9 WEST, OF 2ND P.M., DESCRIBED AS: COMMENCING AT A POINT IN THE CENTER OF JOLIET ST., WHICH POINT IS 1121.5 FEET SOUTH AND 415.5 FEET EAST OF THE NORTHWEST CORNER OF THE SAID SECTION 33; THENCE RUNNING NORTHEASTERLY AT RIGHT ANGLES TO THE CENTER LINE OF JOLIET ST., 91.4 FEET; THENCE SOUTHERLY 119.2 FEET TO THE CENTER LINE OF SAID JOLIET ST.; THENCE NORTH 50 DEGREES 03 MINUTES WEST, 76 FEET TO THE PLACE OF BEGINNING, CONTAINING 0.08 ACRES, MORE OR LESS, ALL IN ST. JOHN, LAKE COUNTY.

PARCEL II: THAT PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 9 WEST, OF THE 2ND P.M., IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIPE AT THE NORTHEAST CORNER OF A TRACT OF LAND DEEDED BY ANNA M. SOELKER TO JOSEPH F. GERLACH, BY DEED DATED DECEMBER 5, 1916 AND RUNNING THENCE SOUTH 422.7 FEET TO THE CENTER LINE OF CHICAGO ROAD, ALSO THE SOUTHEAST CORNER OF AFORESAID GERLACH LAND; THENCE SOUTHEASTERLY ON THE CENTER LINE OF SAID ROAD, A DISTANCE OF 42.88 FEET; THENCE NORTHERLY AT AN ANGLE OF 82 DEGREES 16 MINUTES WEST TO NORTH, A DISTANCE OF 50.24 FEET; THENCE NORTH TO A POINT 60 FEET EAST OF THE NORTHEAST CORNER OF SAID GERLACH TRACT; THENCE WEST, 60 FEET TO THE PLACE OF BEGINNING, IN LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 9473 ~~2084~~ JOLIET STREET, ST. JOHN, IN 46373

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 1 day of June, 2023

RAYMOND L. GALLAS
By LAWRENCE P. GALLAS, ATTORNEY-IN-FACT

LAWRENCE P. GALLAS

STATE OF IN, COUNTY OF Lake SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 1 day of June, 2023 personally appeared: RAYMOND L. GALLAS BY LAWRENCE P. GALLAS, ATTORNEY-IN-FACT AND LAWRENCE P. GALLAS and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribe my name and affixed my official seal. 25

COMMUNITY TITLE COMPANY ck#39932

FILE NO 2326287

NOT AN OFFICIAL DOCUMENT

Commission Number: 698325

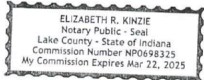
My commission expires: 3/22/2025

Resident of Lake County

Signature *Elizabeth R. Kinzie*

Printed Elizabeth R. Kinzie, Notary Public

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: **GRANTEE**
GRANTEE STREET OR RURAL ROUTE ADDRESS: 9473-2000 JOLIET STREET, ST. JOHN, IN 46373
SEND TAX BILLS TO: **GRANTEE**

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 *Elizabeth R. Kinzie*

Printed Name Elizabeth R. Kinzie

Open for Lake County Recorder