

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jun 06 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-517468
06/07/2023 10:22 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 3
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

WARRANTY DEED

THIS INDENTURE WITNESSETH That

Jerome S. Gajdos and Janice C. Gajdos, husband and wife

(Grantors), of Lake County, in the State of Indiana CONVEYS AND WARRANTS to

Andrea Kathleen Cervantes

AN UNMARRIED WOMAN

(Grantees), of Lake County, in the State of Indiana, for and in consideration of the sum of \$10.00 and other valuable consideration in receipt whereof is hereby acknowledged, the following described real estate in Lake County, Indiana:

See Exhibit "A" attached hereto and by this reference incorporated herein and made a part hereof.

Parcel No(s): 45-03-07-327-017.000-023

Commonly known as: 2145 Wespark Avenue, Whiting, IN 46394.

This conveyance is made subject to:

1. *Special assessments and Real Estate taxes for the year 2022 payable in 2023 and subsequent years.*
2. *All applicable subdivision, building and zoning laws of the governmental bodies having jurisdiction of the above described realty.*
3. *The terms, covenants, easements, limitations and restrictions contained in any instrument of record affecting the use and occupancy of said real estate.*

[SIGNATURE PAGE TO FOLLOW]

PROPER TITLE, LLC

TRPT23-924173
1 OF 3

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IN WITNESS WHEREOF, Grantors have executed this Deed this 24th day of May, 2023.

Jerome S. Gajdos
Jerome S. Gajdos

Janice C. Gajdos
Janice C. Gajdos

STATE OF INDIANA

COUNTY OF LAKE

Before me, the undersigned, a Notary Public, in and for said County and State, this 24th day of May, 2023, personally appeared Jerome S. Gajdos and Janice C. Gajdos and acknowledged the execution of the foregoing instrument.

In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Karen Craig
Notary Public, Resident of Lake County
Printed Name: Karen Craig
My Commission Expires: November 4, 2030



This Instrument Prepared By: Kathy J. Kwak, on behalf of Proper Title LLC
322 Indianapolis Blvd., Suite 200
Schererville, IN 46375
Phone: (219) 440-6490

I affirm under penalties of perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law. Name: Kathy J. Kwak

Mail Tax Statements and After Recording Return To: Andrea Kathleen Cervantes
2145 Wespark Avenue
Whiting, IN 46394

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EXHIBIT A

LOT NUMBER NINETEEN (19), IN BLOCK NUMBER THREE (3), AS MARKED AND LAID DOWN ON RECORDED PLAT OF LAKE ADDITION TO HAMMOND, IN LAKE COUNTY, INDIANA, AS THE SAME APPEARS OF RECORD IN PLAT 17, PAGE 6, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property of Lake County Recorder