

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jul 21 2023 KAP
PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-523401
07/21/2023 02:59 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 1
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

CORPORATE WARRANTY DEED

File No.: CTNW2302754-JRA
CT Highland LLC

THIS INDENTURE WITNESSETH, that Regal Building Contractors, Inc. (Grantor) CONVEY(S) AND WARRANT(S) to Keoshia Washington and Steven Washington, wife and husband (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:

For APN/Parcel ID(s): 45-08-28-159-011.000-004

THE SOUTH 40 FEET OF THE NORTH 80 FEET OF LOT 7, BLOCK 4, FIRST SUBDIVISION TO OAKINGTON PARK, CITY OF GARY, AS SHOWN IN PLAT BOOK 11, PAGE 12, LAKE COUNTY, INDIANA.

Property: 4067 Buchanan St. Gary, IN 46408

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, The undersigned person(s) executing this deed on behalf of Grantor(s) represent and certify that they are duly elected officers of Grantor(s) and have been fully empowered, by proper resolution of the Board of Directors of Grantor(s), to execute and deliver this deed; that Grantor(s) has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has executed this deed this 20th day of July, 2023.

Regal Building Contractors, Inc.

BY: [Signature]
Justin J. Hanuscin, Vice President of Regal Building Contractors, Inc.

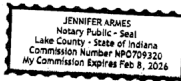
STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Justin J. Hanuscin, as Vice President of Regal Building Contractors, Inc., who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 20th day of July, 2023

Signature: [Signature]
Printed: Jennifer Armes
Resident of: Lake County
State of: INDIANA
My Commission expires: February 8, 2026



Prepared By: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 4067 Buchanan St, Gary, IN 46408

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: Dena Phillips Farling.

CHICAGO TITLE INSURANCE COMPANY

CHICAGO TITLE INSURANCE COMPANY

Chicago Title Insurance Company Lake County Recorder