

2023-02964
08/13/2023 01:56 PM
TOTAL FEES: 25.00
BY: LAK
PG #: 2
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Sep 11 2023 BDD
PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

Mail Tax Bills To:
15716 Fairbanks Lane
Lowell, IN 46356

Grantee Address:
15716 Fairbanks Lane
Lowell, IN 46356

Parcel No.
45-19-11-227-004.000-007

WARRANTY DEED

THIS INDENTURE WITNESSETH, That BRADLEY J. THOMAS AND JULIA ALICE TOMAS, a/k/a JULIA ALICE THOMAS, HUSBAND AND WIFE, ("Grantors"), convey and warrant to NICHOLAS A. AMAZZALORSO AND JULI A. AMAZZALORSO, Husband & Wife ("Grantees"), in consideration of 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 (the "Real Estate"):

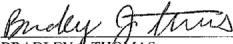
LOT 98 IN WESTDALE ESTATES UNIT NO. 4, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 90, PAGE 23, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as 15716 Fairbanks Lane, Lowell, IN 46356

Subject, nevertheless, to the following:

1. Real property taxes not yet delinquent;
2. Applicable building codes and zoning ordinances; and
3. Easements, conditions, restrictions, and such other matters as appearing in the records of the Office of the Recorder of Lake County, Indiana.

IN WITNESS WHEREOF, Grantors have caused this deed to be executed this 7 day of Sept, 2023.


BRADLEY J. THOMAS


JULIA ALICE TOMAS
a/k/a JULIA ALICE THOMAS

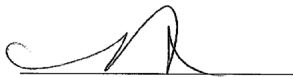
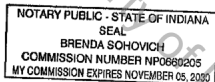
IN016880

IN016880

NOT AN OFFICIAL DOCUMENT

STATE OF IN)
) SS:
COUNTY OF Lake)

Before me, the undersigned, a Notary Public, in and for said County and State, this 7 day of Sept, 2023, personally appeared BRADLEY J. THOMAS and JULIA ALICE TOMAS, a/k/a JULIA ALICE THOMAS, HUSBAND AND WIFE,, a/k/a JULIA ALICE THOMAS and acknowledged the execution of the foregoing deed as their voluntary act for the purposes therein.



Notary Public

Brenda Sohovich

Printed Name

My Commission Expires: 11/5/2030
My County of Residence: Porter
My Commission Number: NP0660205

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. Lauren T. Ehardt

This instrument prepared by:
Lauren T. Ehardt, Burke Costanza & Carberry LLP
156 S. Washington Street, Valparaiso, IN 46383, (219) 769-1313