

2023-12-07 3:09 PM
09/11/2023 01:38 PM
TOTAL FEES: 25.00
BY: JAS
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 LM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

WARRANTY DEED

File No.: FNW2301880-SM

THIS INDENTURE WITNESSETH, that Daniel P Coffman and Amanda H Coffman, husband and wife (Grantor) CONVEY(S) AND WARRANT(S) to Yasmin Vasquez and Daniel Hernandez, as joint tenants (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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property: 3420 Grand Boulevard, Highland, IN 46322

Tax ID No.: 45-07-22-176-005.000-026

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, Grantor has executed this deed this 7th day of September, 2023.

Daniel P. Coffman
Daniel P Coffman

Amanda H Coffman
Amanda H Coffman

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Daniel P Coffman and Amanda H Coffman who acknowledged the execution of the foregoing instrument, who acknowledged the foregoing instrument to be his/her free act and deed.

Witness my hand and Notarial Seal this 7th day of September, 2023

Signature: Susan Miedema
Printed: Susan Miedema
Resident of: Lake County
State of: INDIANA
My Commission expires: July 26, 2030



Prepared By: Timothy R. Kuiper
Austgen Kuiper Jasaitis P.C.
130 North Main Street, Crown Point, IN 46307

Grantee's Address and Tax Billing Address: 3420 Grand Boulevard
Highland, IN 46322

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: Susan Miedema.

Return To: Yasmin Vasquez and Daniel Hernandez
3420 Grand Boulevard
Highland, IN 46322

FIDELITY NATIONAL TITLE
FNW2301880

NOT AN OFFICIAL DOCUMENT

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 45-07-22-176-005.000-026

LOT 6 IN HOMESTEAD GARDENS MASTER ADDITION, BLOCK 27, TO THE TOWN OF HIGHLAND, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 37 PAGE 49, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property of Lake County Recorder