

NOT AN OFFICIAL DOCUMENT

2023-13296
10/06/2023 11:07 AM
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

Oct 05 2023 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

WARRANTY DEED

THIS INDENTURE WITNESSETH that Roy Hathaway, Sr., also known as Roy Hathaway a married man, GRANTOR, of Lake County, in the State of IN, whose mailing address is 7544 Alexander Avenue, Hammond, IN 46323, convey(s) and warrant(s) to Cory VanTil, an unmarried person, GRANTEE, of Lake County, in the State of IN, whose mailing address is 7421 Oakdale Avenue, Hammond, IN 46324, for the sum of SEVENTY-FIVE THOUSAND AND NO/100 DOLLARS (\$75,000.00), the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, and State of Indiana:

LOT NUMBERED SEVEN (7), IN BLOCK 7, FORD-ROXANA ADDITION TO HAMMOND, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 20, PAGE 23, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

MORE commonly known as: 7421 Oakdale Avenue, Hammond, IN 46324
Assessor's Parcel Number: 45-07-18-131-006.000-023
Prior Recorded Doc. Ref.: Deed: Recorded June 10, 2014; Doc. No. 2014 033057

SUBJECT TO any and all Easements, Agreements, and Restrictions of record

When the context requires, singular nouns and pronouns, include the plural.



PRO 73424677 WD101 01 0102

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(Attached to and becoming a part of Warranty Deed dated 10-3-23 between Roy Hathaway, Sr., also known as Roy Hathaway a married man, as Seller(s) and Cory VanTil, an unmarried person, as Purchaser(s).)

IN WITNESS whereof, Grantor has executed this deed this 3rd day of October, 2023

Roy Hathaway, Sr. a/k/a Roy Hathaway
Roy Hathaway, Sr. a/k/a
Roy Hathaway

ACKNOWLEDGMENT

STATE OF Indiana)
COUNTY OF Lake) ss

Before me, a Notary Public in and for said County and State, personally appeared Roy Hathaway, Sr. a/k/a Roy Hathaway who acknowledged the execution of the foregoing Warranty Deed this 3rd day of October, 2023.



Diana Matalin
Notary Public (Signature)

Diana Matalin
Notary Public (Printed Name)

My Commission Expires: 8-24-28

County of Residence: Lake

After Recording Return To:
Cory VanTil
7421 Oakdale Avenue
Hammond, IN 46324

Send Subsequent Tax Bills To:
Cory VanTil
7421 Oakdale Avenue
Hammond, IN 46324

This instrument was prepared by:
Eric Feldman, Esq.
1349 Galleria Drive
Henderson, Nevada 89014
(702) 736-6400

This instrument prepared by Eric Feldman, Attorney at Law, 1349 Galleria Drive, Henderson, Nevada 89014, (702) 736-6400, at the specific request of the party or parties and based solely on information supplied without examination of title. The preparer assumes no liability for any errors, inaccuracy or omissions in this instrument resulting from the information provided. The party or parties hereto accept this DISCLAIMER by execution and acceptance. 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. Eric Feldman.



PRO 73424677 WD101 01 0202