

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Dec 06 2023 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-540011
12/06/2023 02:22 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 3
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

RETURN RECORDED DEED TO:

Rice and Rice Attorneys
100 Lincolnway, Ste 1
Valparaiso IN 46383

SEND TAX STATEMENTS TO:

Kimberly Gawron
2026 Samuelson Road
Portage IN 46368

GRANTEE'S ADDRESS:

2026 Samuelson Road
Portage IN 46368

ADDRESS OF PROPERTY:

1537 Lincoln Street
Hobart IN 46342
PARCEL # 45-13-05-328-018.000-018

TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, that NANCY DUMAY, as Successor Trustee of the EDWARD YOKO LIVING TRUST dated February 14, 2023, and any amendments thereto, of Lake County, State of Indiana, GRANTOR, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby convey and warrant to KIMBERLY GAWRON, of Porter County, State of Indiana, the following-described real estate in Lake County, in the State of Indiana, to-wit:

The following-described real estate located within the County of Lake and the State of Indiana, to-wit:

Part of the Northeast Quarter of the Southwest Quarter of Section 5, Township 35 North, Range 7 West of the 2nd Principal Meridian, more particularly described as follows:

Commencing at the Southeast corner of the Northeast Quarter of the Southwest Quarter of said Section; thence West along the South line of the Northeast Quarter of the Southwest Quarter of said Section, 776.44 feet; thence North and parallel with the East line of the Northeast Quarter of the Southwest Quarter of said Section, 225.00 feet to the point of beginning; thence East and parallel with the South line of the Southeast Quarter of the Southwest Quarter of said Section, 175.00 feet; thence North 50.00 feet; thence West and parallel with the South line of the Northeast Quarter of the Southwest Quarter of said Section, 175.00 feet; thence South and parallel with the East line of the Northeast Quarter of the Southwest Quarter of said Section, 50.00 feet to the point of beginning in the City of Hobart, Lake County, Indiana.

No Sales Disclosure Needed

Dec 06 2023

By: FGR

Office of the Lake County Assessor

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Property Address: 1537 Lincoln Street, Hobart IN 46342
PARCEL # 45-13-05-328-018.000-018

SUBJECT TO:

- A. All Taxes; and
- B. All Mortgages, Easements, Rights of Way, Covenants and Restrictions of Record, if any.

This Deed is executed pursuant to, and in the exercise of, the powers and authority granted to and vested in the Trustee by the terms of the EDWARD YOKO LIVING TRUST dated February 14, 2023, and any amendments thereto, as well as the powers and authorities in the Deed or Deeds in Trust, delivered to the Trustee pursuant to the above described Trust Agreement. The EDWARD YOKO LIVING TRUST dated February 14, 2023, and any amendments thereto, has not been revoked.

THE LEGAL DESCRIPTION AND STATED TITLE OWNER(S) CONTAINED HEREIN WERE SUPPLIED BY THE PARTY(IES), AND THE DRAFTSMAN ASSUMES NO RESPONSIBILITY FOR THE CORRECTNESS THEREOF.

IN WITNESS WHEREOF, Grantor has caused this Trustee's Deed to be executed this 29th day of November, 2023.

Nancy Dumay
Nancy Dumay, Successor Trustee of the Edward
Edward Yoko Living Trust dated February 14, 2023

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STATE OF INDIANA)
) SS:
COUNTY OF PORTER)

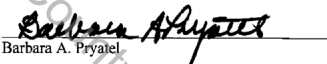
Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared NANCY DUMAY, Successor Trustee of the EDWARD YOKO LIVING TRUST dated February 14, 2023, and any amendments thereto, who acknowledged the execution of the foregoing Trustee's Deed, and who, having been duly sworn, stated that any representations therein contained are true.

WITNESS MY HAND AND SEAL this 29th day of November, 2023.




Notary Public

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.


Barbara A. Pryatel

THIS INSTRUMENT PREPARED BY:
Clifford J. Rice, RICE & RICE
100 Lincolnway, Suite 1
Valparaiso IN 46383
219-462-0809