

# NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
RECORDED AS PRESENTED

2024-002681

10:19 AM 2024 Jan 26

## QUITCLAIM DEED

TAX: I.D. NO. 45-15-18-276-001.000-013

THIS INDENTURE WITNESSETH, That CHRISTOPHER J. ANDERSON AND LINDA A. ANDERSON, HUSBAND AND WIFE of LAKE County in the State of INDIANA, CONVEY AND QUITCLAIM to 11900 WHITE OAK, LLC, (GRANTEE), of LAKE County in the State of INDIANA, in consideration of One Dollar (\$1.00) 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:

SEE ATTACHED EXHIBIT "A"

COMMONLY KNOWN AS: 11900 White Oak Avenue, Cedar Lake, IN 46303

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2023 TAXES PAYABLE 2024, 2024 TAXES PAYABLE 2025 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 25<sup>th</sup> day of JANUARY, 2024<sup>13</sup>

Christopher J. Anderson

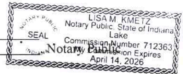
Linda A. Anderson

STATE OF INDIANA, COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 25<sup>th</sup> day of January, 2024<sup>13</sup> personally appeared: Christopher J. Anderson and Linda A. Anderson and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: 712363  
My commission expires: 4-14-26  
Resident of Lake County

Signature: Lisa Kmetz  
Printed: Lisa Kmetz



This instrument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45  
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303  
No legal opinion given to Grantor(s) or Grantee(s) in preparation of deed or form of holding ownership. All information used supplied by title company.

RETURN DEED TO: GRANTEES  
GRANTEE STREET OR RURAL ROUTE ADDRESS: 11900 White Oak Avenue, Cedar Lake, IN 46303  
SEND TAX BILLS TO: GRANTEES

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.

Signature

Printed Name

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER



JAN 26 2024

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

25  
2277  
RM

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**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The Northwest Quarter of the Southwest Quarter of Section 17, Township 34 North, Range 9 West of the Second Principal Meridian, Lake County, Indiana **excepting** that part conveyed to Frank Mitsch and Ethel Mitsch, husband and wife, by Warranty Deed dated March 28, 1949, and recorded July 19, 1949 in Deed Record 841, page 509 in the Recorder's Office of Lake County, Indiana, (being that part thereof lying East of the Center line of the Hanover, West Creek and St. John Ditch No. 2 as then located) the tract herein conveyed containing 26 acres, more or less.

Property of Lake County Recorder