

NOT AN OFFICIAL DOCUMENT

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GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
RECORDED AS PRESENTED
2024-002682
10:19 AM 2024 Jan 26

QUITCLAIM DEED

TAX: I.D. NO. 45-15-18-251-001.000-013

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 11910 LINDEN, 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: 11910 Linden Street, 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 15 day of January, 2024

Christopher J. Anderson

Linda A. Anderson

STATE OF INDIANA, COUNTY OF Lake SS:

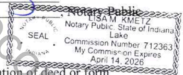
Before me, the undersigned, a Notary Public in and for said County and State, this 15 day of January, 2024 personally appeared: Christopher J. Anderson and Linda A. Anderson and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: 712363

My commission expires: 4-14-26

Resident of Lake County

Signature: Linda A. Anderson
Printed: Linda A. Anderson



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: GRANTEE

GRANTEE STREET OR RURAL ROUTE ADDRESS: 11900 White Oak Avenue, Cedar Lake, IN 46303

SEND TAX BILLS TO: GRANTEE

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

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2277
LM

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EXHIBIT "A" LEGAL DESCRIPTION

A part of the South $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 18, Township 34 North, Range 9 West of the Second Principal Meridian, described as follows: Commencing at the Northwest corner of said South $\frac{1}{2}$ of the Northeast $\frac{1}{4}$; thence: N 89 degrees 38 minutes 21 seconds East along the North line of said South $\frac{1}{2}$ of the Northeast $\frac{1}{4}$, 1488.00 feet to a line that is 1170.00 feet West, of and parallel to the East line of said South $\frac{1}{2}$ of the Northeast $\frac{1}{4}$; thence South 0 degrees 34 minutes 00 seconds East along said parallel line 865.00 feet; thence South 89 degrees 38 minutes 21 seconds West, 340.00 feet; thence South 0 degrees 34 minutes 00 seconds East 462.15 feet to the South line of said South $\frac{1}{2}$ of the Northeast $\frac{1}{4}$; thence South 89 degrees 45 minutes 19 seconds West along said South line 1151.32 feet to the West line of said South $\frac{1}{2}$ of the Northeast $\frac{1}{4}$; Thence North 0 degrees 25 minutes 25 seconds West along said West line 1324.81 feet to the point of beginning, containing 41.747 acres, more or less, in Lake County, Indiana.

Property of Lake County Recorder