

2/28/2024 01:54 PM
01/01/2024 01:54 PM
TOTAL FEE: 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

Feb 01 2024 LM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

Parcel Number:
45-11-03-476-005.000-006

Tax Mailing Address:
712 S CLINE AVE
GRIFFITH IN 46319

WARRANTY DEED

THIS INDENTURE WITNESSETH that Randy D. Kubaszak, Jr. and Sarah L. Kubaszak, husband and wife, Grantors, of Lake County, in the State of Indiana, Convey and Warrant to

Maria R. Taboada,

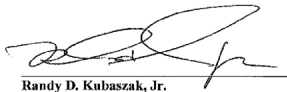
Grantee, of Lake County, in the State of Indiana, for the sum of ten dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana:

The North 120 feet of the South 1140 feet of the Southeast Quarter of the Southeast Quarter of Section 3, Township 35, Range 9, except the East 40 feet thereof.

Commonly known as: 712 South Cline Avenue
Griffith, IN 46319

SUBJECT TO the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by fences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2023 payable in 2024 and thereafter.

IN WITNESS WHEREOF, Randy D. Kubaszak, Jr. and Sarah L. Kubaszak, husband and wife, have executed this WARRANTY DEED on this 31 day of JAN, 2024.


Randy D. Kubaszak, Jr.


Sarah L. Kubaszak

(Warranty Deed -- GITC File No. IN017474 - Page 1 of 2)


NOT AN OFFICIAL DOCUMENT

State of Indiana)
) SS:
County of Lake)

Before me, the undersigned Notary Public in and for said County and State, personally appeared Randy D. Kubaszak, Jr. and Sarah L. Kubaszak, husband and wife, and acknowledged the execution of the foregoing Warranty Deed, as their free and voluntary act for the purposes stated therein, and who, having each been duly sworn upon their respective oaths, stated that the representations contained therein are true.

Witness my hand and Notarial Seal this 31 day of Jan, 2024.



Notary's Signature: 

Notary's Printed Name: Brenda Sohovich

Notary's County of Residence: Porter

Notary's Commission Expires: 11/5/2030

Notary's Commission Number: NP0660205

After recording return to and Mailing Address of Grantee:

Maria R. Taboada
712 S CLINE AVE
GRIFFITH IN 46319

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. Chris Fox

This instrument was prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86th Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN017474.