## **NOT AN OFFICIAL**

DULY ENTERED FOR TAXATION

BY: JAS PG #: 2 RECORDED AS PRESENTED FILED FOR RECORD GINA PIMENTEL RECORDER

SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Feb 13 2024 BDD
PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

## WARRANTY DEED

THIS INDENTURE WITNESSETH, that SENECA C TAYLOR ("Grantor"), CONVEYS and WARRANTS to ALEJANDRO AVILA ("Grantee"), for the sum of Ten Dollar (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate (the "Real Estate") in LAKE County, State of Indiana:

LOT 32 IN BLOCK 23 IN GARY LAND COMPANY'S FIRST SUBDIVISION, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 6 PAGE 15, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PARCEL NO. 45-08-03-458-021.000-004

The Real Estate is commonly known as <u>808 Tennessee St., Gary, Indiana 46402</u>. Subject to real estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this deed this \_\_\_\_\_/O\_\_\_ day of 20mm 1,2024.

Seneca C. Taylor

## NOT AN OFFICIAL DOCUMENT

## ACKNOWLEDGMENT

STATE OF Indrane)		
COUNTY OF _	Cake	)SS: )

Before me, a Notary Public in and for said County and State, personally appeared SENECA C. TAYLOR, who acknowledged the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial	Seal this 10TH lay of February , 2024.
My Commission expires:	Signature: Juneal four
8-22-25	Printed / assuntained Norman
<u> </u>	Resident of Lake County State of Dagan
QWAUNTAICIA NORMAN Notary Public - Seal Lake County - State of Indiana Commission Number 704447 My Commission Expires Aug 22, 2025	9/-
	10

Grantees Address: 1107 EATON ST. HAMMOND IN 46320

Tax billing address: 1107 EATON ST. HAMMON LA 46320

This instrument was prepared by Robert R. Thomas, THOMAS LAW GROUP, LLC, 234 E. Carmel Drive, Carmel, Indiana 46032.

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, Robert R. Thomas.