

# NOT AN OFFICIAL DOCUMENT

2024-08574  
03/20/2024 08:53 AM  
TOTAL FEES: 25.00

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

BY: JAS  
PG #: 2  
RECORDED AS PRESENTED

When recorded mail to:  
Acuity Title  
800 Lily Creek Road, Ste. 102  
Louisville, KY 40243

48181

## WARRANTY DEED

THIS INDENTURE WITNESSETH, That Nicole L. Stemp, unmarried ("Grantor") of Lake County, in the State of Indiana, CONVEYS AND WARRANTS to Desiree Montanez, unmarried, ("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, State of Indiana:

Lot 5 in Block 5 in Lakeshore Addition to Cedar Lake, as per plat thereof, recorded in Plat Book 20 page 9, in the Office of the Recorder of Lake County, Indiana.

Parcel Number(s): 45-15-27-405-005.000-014

Subject to any and all easements, agreements, restrictions and other matters of record; subject to the lien for real property taxes not delinquent; and subject to rights of way for roads and such matters as would be disclosed by an accurate survey and inspection of the real estate.

The address of such real estate is commonly known as 13861 Butternut Street, Cedar Lake, IN 46303. Tax bills should be sent to Grantee at such address unless otherwise indicated below.

Grantee(s) Address: 13861 Butternut Street  
Cedar Lake, IN 46303

IN WITNESS WHEREOF, Grantor(s) has caused this deed to be executed and delivered this 8th day of March, 2024.

GRANTOR(S):  
  
\_\_\_\_\_  
Nicole L. Stemp

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Mar 19 2024 LM

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

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STATE OF INDIANA  
COUNTY OF Lake

Before me, a Notary Public in and for said County and State, personally appeared Nicole L. Stemp, unmarried, 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 8th day of March, 2024.

Jamie L. Goodwin  
Notary Public

Jamie L. Goodwin  
Printed Name

Resident of LaPorte County

My Commission Expires: 1-16-2028



I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Shawn R. Freibert

This instrument was prepared by (and after recording return to): **Shawn Freibert, Co-OWT**  
Shawn R. Freibert, Attorney at Law - Acuity Title  
800 Lily Creek Road, Suite 102, Louisville, KY 40243 (502) 238-7500

Send tax bills to: 13861 Butternut Street, Cedar Lake, IN 46303

File Number: 48181

Prepared By:  
Acuity Title

Shawn R. Freibert

Shawn R. Freibert  
800 Lily Creek Road, Ste. 102  
Louisville, KY 40243