

NOT AN OFFICIAL DOCUMENT

2024-509377
04/03 2024 09:11 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 4
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 01 2024 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

Recording Requested by, Prepared by &

When Recorded mail to:

Whitney Ockerman, Paralegal
Kylar Kohler Ostermiller & Sorensen, LLP
15 South 1st East, Ste. 200
Rexburg, ID 83440

WARRANTY DEED

Bradley T. Saribekian, Grantor, hereby CONVEYS AND WARRANTS to **Bradley Thomas Saribekian**, sole Trustee, or his successors in trust, under **Portcullis Revocable Living Trust**, dated **January 22, 2024**, and any amendments thereto, Grantee, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the certain tract of land located in **Lake County, State of Indiana**, and more particularly described as follows:

LOT 151 IN HERITAGE FALLS SUBDIVISION PHASE 3 UNIT 3, AS PER PLAT THEROF RECORDED IN PLAT BOOK 113, PAGE 77, INSTRUMENT NUMBER 2020-083114 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property Address: 17184 Ben Franklin Drive, Lowell, IN 46354

Tax ID No.: 45-19-15-482-007.000-038

Tax Mailing and Grantees Address: 17184 Ben Franklin Drive, Lowell, IN 46354

Grantee's Address: 17184 Ben Franklin Drive, Lowell, IN 46354

SUBJECT to current taxes not delinquent, and all easements, agreements and restrictions of record and all public rights of way.

WITNESS the hand of said Grantor this 27 day of March, 2024.



Bradley T. Saribekian, Grantor

(See Notary Acknowledgement on the Following Page)

No Sales Disclosure Needed

Apr 01 2024

By: FGR

Office of the Lake County Assessor

NOT AN OFFICIAL DOCUMENT

Recording Requested by, Prepared by &

When Recorded mail to:

Whitney Ockerman, Paralegal
Kyler Kohler Ostermiller & Sorensen, LLP
15 South 1st East, Ste. 200
Rexburg, ID 83440

WARRANTY DEED

Bradley T. Saribekian, Grantor, hereby CONVEYS AND WARRANTS to **Bradley Thomas Saribekian**, sole Trustee, or his successors in trust, under **Porteullis Revocable Living Trust**, dated **January 22, 2024**, and any amendments thereto, Grantee, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the certain tract of land located in **Lake County**, State of Indiana, and more particularly described as follows:

LOT 151 IN HERITAGE FALLS SUBDIVISION PHASE 3 UNIT 3, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 113, PAGE 77, INSTRUMENT NUMBER 2020-083114 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property Address: 17184 Ben Franklin Drive, Lowell, IN 46354

Tax ID No.: 45-19-15-482-007.000-038

Tax Mailing and Grantees Address: 17184 Ben Franklin Drive, Lowell, IN 46354

SUBJECT to current taxes not delinquent, and all easements, agreements and restrictions of record and all public rights of way.

WITNESS the hand of said Grantor this 27 day of March, 2024




Bradley T. Saribekian, Grantor

(See Notary Acknowledgement on the Following Page)

NOT AN OFFICIAL DOCUMENT

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

 Sara Fisher
(Sign or Print Name)

Property of Lake County Recorder

NOT AN OFFICIAL DOCUMENT

STATE OF INDIANA)
COUNTY OF Lake)

On this 27th day of March, 2024, before me personally appeared **Bradley T. Saribekian**, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be, and acknowledged that he or she signed the above/attached document.

(seal)


Notary Public [Notary Public Signature]

Ryan Andrew Streeter
Printed Name



Property of Lake County Recorder