

NOT AN OFFICIAL DOCUMENT

2/24/2024 5:09:10
04/01/2024 9:16 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 3
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

WARRANTY DEED

File No.: FNW2400036-RJW

THIS INDENTURE WITNESSETH, that Brenda Booyer (Grantor) CONVEY(S) AND WARRANT(S) to Zachary Bone (Grantee) for the sum of Ten Dollars (\$10.00) 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, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property: 540 Van Buren Street, Gary, IN 46402

Tax ID No.: 45-08-04-401-008,000-004

Subject to all current real estate taxes and assessments and all subsequent taxes and assessments.

Subject to all easements, covenants, conditions, and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this deed this 29th day of March, 2024.


Brenda Booyer

STATE OF INDIANA

COUNTY OF LAKE

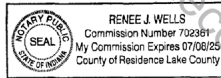
Before me, a Notary Public in and for said County and State, personally appeared Brenda Booyer who acknowledged the execution of the foregoing instrument, who acknowledged the foregoing instrument to be his/her free act and deed.

Witness my hand and Notarial Seal this 29th day of March, 2024

Signature:

Printed: Renee J. Wells
Resident of Lake County
State of: INDIANA

My Commission expires: July 8, 2025



FIDELITY NATIONAL TITLE
FNW2400036

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Prepared By: Timothy R. Kuiper
Austgen Kuiper Jasaitis P.C.
130 North Main Street, Crown Point, IN 46307

Grantee's Address and Tax Billing Address: 540 Van Buren Street
Gary, IN 46402

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. Renee Wells.

Return To: Zachary Bone
540 Van Buren Street
Gary, IN 46402

Property of Lake County Recorder

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EXHIBIT "A"

Legal Description

For APN/Parcel ID(s): 45-08-04-401-008.000-004

LOT 17 IN BLOCK 76 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.

Property of Lake County Recorder