

2024 500003
04/03/2024 09:21 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 1
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

TAX: I.D. NO. 45-09-16-451-014,000-021

THIS INDENTURE WITNESSETH, That **VICTOR LOPEZ AND MARIA W. LOPEZ, HUSBAND AND WIFE**, (GRANTORS), of LAKE County in the State of INDIANA, CONVEY AND WARRANT TO **LATRICA ANN ASH AND FOREST WILBUR ASH II, WIFE AND HUSBAND**, (GRANTEES), of PORTER County in the State of INDIANA, in consideration of One Dollar (\$1.00) 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:

LOTS 16 AND 17 IN BLOCK 12 IN CARLSON'S FIRST ADDITION TO EAST GARY, IN THE CITY OF LAKE STATION, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 11, PAGE 5 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: **2785 UNION ST., LAKE STATION, IN 46405**

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2023 TAXES PAYABLE 2024, 2024 TAXES PAYABLE 2025 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 29 day of March, 2024
Victor Lopez
VICTOR LOPEZ

Maria W. Lopez
MARIA W. LOPEZ

STATE OF INDIANA, COUNTY OF Porter SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 29 day of March, 2024 personally appeared: **VICTOR LOPEZ AND MARIA W. LOPEZ** and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: NP0654807
My commission expires: 11/02/2030
Resident of Porter County

Signature Cristina Kegley
Printed Cristina Kegley, Notary Public

This instrument prepared by: **NATHAN D. VIS, Attorney at Law, ID No. 29335-45**
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303
No legal opinion given to Grantor(s) or Grantee(s) in preparation of deed or form of holding ownership. All information used supplied by title company.



RETURN DEED TO: **GRANTEES**
GRANTEE STREET OR RURAL ROUTE ADDRESS: **2785 UNION ST., LAKE STATION, IN 46405**
SEND TAX BILLS TO: **GRANTEES**

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.

Cristina Kegley
Signature

Cristina Kegley
Printed Name

COMMUNITY TITLE COMPANY
FILE NO. 24-2-1605