

NOT AN OFFICIAL DOCUMENT

2025-50030 STATE OF INDIANA
04/03/2024 12:29 PM LAKE COUNTY
TOTAL FEES: \$5.00 FILED FOR RECORD
BY: JAS GINA PIMENTEL
PG #: 2 RECORDER
RECORDED AS PRESENTED

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 01 2024 SLG

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

WARRANTY DEED

File No.: CTNW2400797-JM
CT Valparaiso LLC

THIS INDENTURE WITNESSETH, that Brandon James Creasbaum and Jessica Eren Thornton, both unmarried (Grantor) CONVEY(S) AND WARRANT(S) to Paige Wood and Edwin Llanas, as Joint Tenants (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:

For APN/Parcel ID(s): 45-09-29-430-012.000-018


THE EAST 75 FEET OF THE WEST 155 FEET OF THE SOUTH 150 FEET OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 7 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF HOBART, LAKE COUNTY, INDIANA.

Property: 1308 E Hickey St, Hobart, IN 46342

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 27th day of March, 2024.

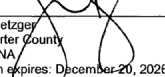

Brandon James Creasbaum

STATE OF INDIANA

COUNTY OF PORTER

Before me, a Notary Public in and for said County and State, personally appeared Brandon James Creasbaum who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 27th day of March, 2024

Signature: 
Printed: Julie Metzger
Resident of: Porter County
State of: INDIANA
My Commission expires: December 20, 2026


JULIE METZGER
Notary Public - Seal
Porter County - State of Indiana
Commission Number NP0717583
My Commission Expires Dec 20, 2026

① CTNW2400797

CHICAGO TITLE COMPANY, LLC

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IN WITNESS WHEREOF, Grantor has executed this deed this 27th day of March, 2024.


Jessica Eren Thornton

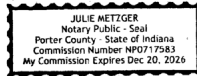
STATE OF INDIANA

COUNTY OF PORTER

Before me, a Notary Public in and for said County and State, personally appeared Jessica Eren Thornton who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 27th day of March, 2024

Signature: _____
Printed: Julie Metzger
Resident of: Porter County
State of: INDIANA
My Commission expires: December 20, 2026



Prepared By: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 1308 E Hickey St
Hobart, IN 46342

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: Dena Phillips Farling.