

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 02 2024 LM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2024-11-14
04:03:2024 01:56 PM
TOTAL FEE: 25.00

BY: JAS
PG #: 2

RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

Mail Tax Bills To:
828 Royal Dublin Lane
Dyer, IN 46311

Grantee Address:
828 Royal Dublin Lane
Dyer, IN 46311

Parcel No.
45-11-06-180-006.000-034

WARRANTY DEED

THIS INDENTURE WITNESSETH, That BARRY D. LAU and PATRICIA A. LAU, HUSBAND AND WIFE, ("**Grantors**"), convey and warrant to CAROL JENKINS GARTH, ("**Grantee**"), in consideration of 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 (the "**Real Estate**"):

LOT 32 IN BRIAR RIDGE COUNTRY CLUB ADDITION, UNIT 12, BLOCK 2, A PLANNED UNIT DEVELOPMENT, TO THE TOWN OF DYER, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 65, PAGE 26, AND AS CORRECTED BY CERTIFICATION OF CORRECTION RECORDED MAY 3, 1993, AS DOCUMENT NO. 93027723, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as 828 Royal Dublin Lane, Dyer, IN 46311

Subject, nevertheless, to the following:

1. Real property taxes not yet delinquent;
2. Applicable building codes and zoning ordinances; and
3. Easements, conditions, restrictions, and such other matters as appearing in the records of the Office of the Recorder of Lake County, Indiana.

IN WITNESS WHEREOF, Grantors have caused this deed to be executed this 15 day of March, 2024.



BARRY D. LAU



PATRICIA A. LAU

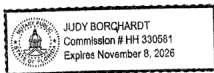
IN017711

IN017711

Greater Indiana Title Company

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STATE OF Florida)
) SS:
COUNTY OF Sarasota)



Before me, the undersigned, a Notary Public, in and for said County and State, this 15 day of March, 2024, personally appeared BARRY D. LAU and PATRICIA A. LAU and acknowledged the execution of the foregoing deed as their voluntary act for the purposes therein.

Judy Borghardt
Notary Public

Judy Borghardt
Printed Name

My Commission Expires:
My County of Residence:
My Commission Number:

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. Lauren T. Konagel

This instrument prepared by:
Lauren T. Konagel, Burke Costanza & Carberry LLP
156 S. Washington Street, Valparaiso, IN 46383 (219) 769-1313