

NOT AN OFFICIAL DOCUMENT

2024-51336
04/30/2024 11:14 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 29 2024 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

TAX ID NUMBER(S)
State ID Number Only 45-07-21-127-027.000-026

WARRANTY DEED

THIS INDENTURE WITNESSETH THAT

James M. Rivich and Donna J. Rivich, as Co-Trustees, under the Provisions of a Trust Agreement dated the 14th day of January 2013, and known as the Rivich Family Trust and James M Rivich and Donna J Rivich as to their Life Estate Interest

CONVEY(S) AND WARRANT(S) TO

Anthony Gonzalez, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Lake County, in the State of Indiana, to wit:

SEE ATTACHED EXHIBIT "A"

Subject to Real Estate taxes now due and payable and thereafter.

Subject to covenants, restrictions and easements of record.

James M Rivich is also executing this deed individually to extinguish his Life Estate Interest.

Donna J Rivich is also executing this deed individually to extinguish her Life Estate Interest.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 26th day of April, 2024.

Rivich Family Trust


James M Rivich Co-Trustee


Donna J Rivich, Co-Trustee

MTC File No.: 24-5971 (UD)

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James M Rivich
James M Rivich, Individually as to their life Estate Interest

Donna J Rivich
Donna J Rivich, Individually as to their life Estate Interest

State of Indiana, County of Lake ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named John M Rivich and Donna J Rivich, Co Trustees of the Rich Family Trust, and James M Rivich, as to his Life Estate Interest, and Donna J Rivich to her Estate Interest who acknowledged the execution of the foregoing Deed and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS, my hand and Seal this 26th day of April, 2024.

June 26, 2030
My Commission Expires:
NP0742017
Commission No.
LAKE INDIANA
Notary Public County and State of Residence

This instrument was prepared by:
Andrew R. Drake, Attorney-at-Law
Meridian Title Corporation
1120 W. Oak Street, Ste. 250, Zionville, IN 46077

Property Address:
2723 Glenwood
Highland, IN 46322

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. Andrew R. Drake

MTC File No.: 24-5971 (UD)

Deborah J Bridges
Signature of Notary Public
Deborah J BRIDGES
Printed Name of Notary



Grantee's Address and Mail Tax Statements To:
2723 Glenwood
Highland, IN 46322

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EXHIBIT A

The South 155.48 feet of Lot 9, Block 1, Highland Estates, in the Town of Highland, as shown in Plat Book 27, page 84, in Lake County, Indiana.

Property of Lake County Recorder