

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

May 30 2024 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

WARRANTY DEED

File No.: FNW2303073B-SM

THIS INDENTURE WITNESSETH, that Madelyn E. Gregory (Lohse) (Grantor) CONVEY(S) AND WARRANT(S) to Kenny Parks (Grantee) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, an undivided 1/2 interest "in the following Real Estate 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: 7128 Delaware Ave., Hammond, IN 46323

Tax ID No.: 45-07-09-477-017.000-023

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 10th day of May, 2024.

Madelyn E. Gregory Lohse
Madelyn E. Gregory (Lohse)

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Madelyn E. Gregory (Lohse) 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 10th day of May, 2024.

Signature: *Susan Miedema*
Printed: Susan Miedema
Resident of: Lake County
State of: INDIANA
My Commission expires: July 26, 2030



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

Grantee's Address and Tax Billing Address: 7128 Delaware Ave.
Hammond, IN 46323

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: Susan Miedema.

FIDELITY NATIONAL TITLE
FNW2303073B WD2

NOT AN OFFICIAL DOCUMENT

EXHIBIT "A"
Legal Description

Return To: Kenny Parks
7128 Delaware Ave.
Hammond, IN 46323

Property of Lake County Recorder

NOT AN OFFICIAL DOCUMENT

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): **45-07-09-477-017.000-023**

A PARCEL OF LAND LOCATED IN PART OF THE EAST 1/2 OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF HAMMOND, LAKE COUNTY, INDIANA, BEING THE NORTH 120 FEET OF SAID PARCEL WHICH IS DESCRIBED AS FOLLOWS, TO-WIT: BEGINNING AT A POINT 334.51 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE WEST PARALLEL TO AND 990 FEET NORTH OF THE SOUTH LINE A DISTANCE OF 172.80 FEET TO THE WEST LINE THEREOF; THENCE SOUTH ALONG SAID WEST LINE 330 FEET; THENCE EAST 172.54 FEET TO THE EAST LINE THEREOF; THENCE NORTH 330 FEET TO THE PLACE OF BEGINNING, EXCEPT THE EAST 30 FEET THEREOF.

Property of Lake County Recorder