

NOT AN OFFICIAL DOCUMENT

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TOTAL PAGES: 23/30
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

May 30 2024 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

WARRANTY DEED

TAX: I.D. NO. 45-11-19-401-002.000-032

THIS INDENTURE WITNESSETH THAT, JAMES ALAN ANTON, (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS TO RAFAEL DE LA PAZ GUZMAN, of LAKE County in the State of INDIANA, (GRANTEE), 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:

THE EAST 110 FEET OF THE WEST 330 FEET OF THE FOLLOWING: THE NORTH 230 FEET OF THE WEST 440 FEET OF THE EAST 1490 FEET OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE FRACTIONAL NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 13505 W 81ST AVE., DYER, IN 46311

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 24th day of May, 2024.


JAMES ALAN ANTON

STATE OF INDIANA, COUNTY OF LAKE SS:

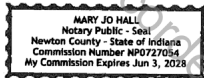
Before me, the undersigned, a Notary Public in and for said County and State, this 24th day of May, 2024, personally appeared: JAMES ALAN ANTON and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: NP0727054
My commission expires: 06/03/2028
Resident of Newton County

Signature 

Printed Mary Jo Hall, Notary Public

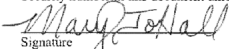
This instrument prepared by:
NATHAN D. VIS, Attorney at Law, ID No. 29535-45
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303
No legal opinion given to Grantor(s) or Grantee(s) in Preparation of deed or form of holding ownership. All information used supplied by title company.



RETURN DEED TO: GRANTEE
GRANTEE STREET OR RURAL ROUTE ADDRESS: 13505 W 81ST AVE., DYER, IN 46311
SEND TAX BILLS TO: GRANTEE

1674 Euclid Av #2, Chicago Hts, IL 60411

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document unless required by law.


Signature

Mary Jo Hall
Printed Name

COMMUNITY TITLE COMPANY
FILE NO. 2427881