# NOT AN OFFICIAL 10/16/10/24/E:24 PUN AFED AND DIANA TOTAL OFFICIAL 10/16/10/24/E:24 PUN AFED AND DIANA TOTAL OFFICE AND DIANA TOTAL OFFI TOTAL

DULY ENTERED FOR TAXATION

PG #: 5 RECORDED AS PRESENTED RECORDER

Oct 15 2024 BDD

PEGGY HOLINGA-KATONA LAKE COUNTY AUDITOR

#### WARRANTY DEED

THIS INDENTURE WITNESSETH That

Elizabeth A. Shevchenko, a widow who acquired title as Elizabeth Ann Schevchenko, a widow

(Grantors), of Lake County, in the State of Indiana CONVEYS AND WARRANTS to

Elizabeth A. Shevchenko, a widow

(Grantees), of Lake County, in the State of Indiana, for the sum of Zero And No/100 Dollars (\$0.00) and other valuable consideration, the following described real estate in Lake County, Indiana:

See Exhibit A attached hereto and by this reference incorporated herein and made a part hereof.

Parcel No(s).: 45-07-07-481-003.000-023

The address of the real estate described herein is 7211 Birch Avenue, Hammond, IN 46324-2448.

Subject to Taxes for the year 2024 and thereafter, and, subject to Covenants, Conditions, Restrictions, and Easements of record.

Grantee's Address: 7211 Birch Avenue Hammond IN 46324-2448

No Sales Disclosure Needed Oct 15 2024 By: JD Office of the Lake County Assessor

IN WITNESS WHEREOF, Grantors have executed this Deed this
<i>∧</i>
Elizabeth a. Shewhenha
STATE OF INDIANA
COUNTY OF LAKE
CITY OF Hammand
I certify that the attached or associated electronic record entitled Eligated A show head advised and signed by advised by Sheving She
Signed: KB Remote Notary Public
Printed Name or Remote Notary Public: Kaliko Bolder
My Commission Expires: 05-16-207
SEAL TO Commission Lake County Lake County Manual County M

#### ALL-PURPOSE ACKNOWLEDGMENT

ALL-PURPOSE ACKNOWLEDGMENT
State of INDIANA
County of LAKE
on 9-13-2024 before me, Kaliko Notak Priblicker  personally appeared Elizabeth A. Shevchenko
personally appeared Elizabeth A. Shevchenko
personally known to me OR proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
May 16, 2027 WITNESS my hand and official seal.
Place Notary Seal or Stamp Here SIGNATURE OF NOTARY
ATTENTION NOTARY: Although the information requested below is OPTIONAL, it may prove valuable to persons relying on this Acknowledgment and could prevent fraudulent reattachment of this certificate to another document.
DESCRIPTION OF ATTACHED DOCUMENT
THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT  WWW.rea-tt. Deed THE OR VERY AND COMMENT THE OR VERY AND
SIGNER(S) OTHER THAN NAMED ABOVE

This Instrument Prepared By: Atlas Title Company / Angel Dellon
I affirm under penalties of perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law. Name: Corinne Hunt
Send Tax Statements To: 124 Birth av Hammond In 46924
After Recording Return To: 7216 Binh av. Hammond in 46324
The state of the s
OF J
orlake County Recorder
OUD.
2
Copa

#### **EXHIBIT A** Legal Description

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE TOWNSHIP OF NORTH, COUNTY OF LAKE, STATE OF INDIANA, AND IS DESCRIBED AS FOLLOWS:

Lot Twenty-seven (27), Triangle Park, a Resubdivision of Part of Outlot "A" Curnow Addition to the City of Hammond, as shown in Plat Book 34, Page 62, in Lake County, Indiana. 1962, 190-023

Orlake County Peconder

APN: 45-07-07-481-003.000-023