

2024-53621  
10/23/2024 3:11 PM  
TOTAL FEES: 2.00  
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

Oct 23 2024 BDD

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

WARRANTY DEED

File No.: CTNW2404769-EK  
CT Highland LLC

**THIS INDENTURE WITNESSETH**, that Juventino Garcia, Jr. and Norma D. Garcia, as husband and wife, as tenants by the entireties (Grantor) CONVEY(S) AND WARRANT(S) to Sadeebra L. Watson, a Married Woman (Grantee) for 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, to wit:

For APN/Parcel ID(s): 45-03-22-383-013.000-024

LOT THIRTEEN (13), BLOCK THIRTEEN (13), SUBDIVISION OF BLOCKS THIRTEEN (13) TO SIXTEEN (16), BOTH INCLUSIVE, FIFTH ADDITION TO INDIANA HARBOR, IN THE CITY OF EAST CHICAGO, AS SHOWN IN PLAT BOOK 9, PAGE 2, IN LAKE COUNTY, INDIANA.

Property: 4025 Pulaski St, East Chicago, IN 46312

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 18th day of October, 2024.

*Juventino Garcia Jr*  
Juventino Garcia, Jr.

*Norma D Garcia*  
Norma D. Garcia

STATE OF INDIANA  
COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Juventino Garcia, Jr. and Norma D. Garcia, as husband and wife, as tenants by the entireties, who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 18th day of October, 2024

Signature: *[Signature]*  
Printed: Emily Kurczynski  
Resident of: Lake County  
State of: INDIANA  
My Commission expires: March 26, 2026



Prepared By: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 4025 Pulaski St, East Chicago, IN 46312 *2447 W 015th AVE MERRILLVILLE, IN 46410*

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: Dena Phillips Farling.