

2024-05-6229
11/23/2024 03:27 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2
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

This Indenture Witnesseth, that Johnita E. McBride ("Grantor") CONVEYS AND WARRANTS to A & J Property Solutions LLC, an Indiana limited liability company ("Grantee"), for the sum of Ten and no/100 Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following real estate in Lake County, State of Indiana, commonly known as 1308 Carolina St., Gary, IN 46407, and more particularly described as:

LOT 20 IN BLOCK 10 IN GARY LAND COMPANY'S NINTH SUBDIVISION, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 13 PAGE 15, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

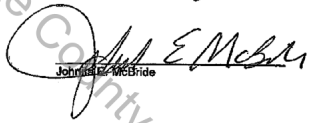
Parcel No. 45-08-10-183-010,000-004

Subject to the lien of taxes, not yet due and payable.

Subject to covenants, agreements, essements, restrictions and all rights of way of record.

In Witness Whereof, Grantor has caused this deed to be executed this 22nd day of

October, 2024.


Johnita E. McBride

IN 2416745 LM
2024

Property Solutions LLC of Lake County Recorder

NOT AN OFFICIAL DOCUMENT

STATE OF Arizona)
COUNTY OF Pinal)

Before me, a Notary Public, in and for said County and State, personally appeared Johnita E. McBride, who acknowledged the execution of the foregoing document, and who, having been duly sworn, stated that any representations therein contained are true.

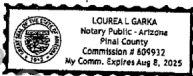
Witness my hand and Notarial Seal this 22 day of October, 2024.

Signature Lourea L Garka Notary Public

Printed: Lourea L Garka

My Commission Expires:

08-08-2025
My County of Residence is:
Pinal



File No. IN2416745

Prepared by and return deed to:
Rose K. Kleindl, Esq.
Near North Title Group, 101 E. 80th Drive, Suite C, 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, Rose K. Kleindl.

Grantee mailing address and please send tax statements/notices to:

2929 Jewett Ave.
Highland IN 46322