

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

OCT 28 2024

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

"I AFFIRM, UNDER THE PENALTIES FOR  
PERJURY THAT I HAVE TAKEN REASON-  
ABLE CARE TO REDACT EACH SOCIAL  
SECURITY NUMBER IN THIS DOCUMENT,  
UNLESS REQUIRED BY LAW."  
PREPARED BY: MAS

RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:  
Melinda Salusta  
7720 Taft St  
Merrillville IN 46410

### Warranty Deed

This Deed is made by Melinda Salusta, "Grantor(s)", to  
Carol A Oaks, "Grantee(s)", whose post office address  
is 7716 Taft St Merrillville IN 46410,  
as (select one):

- An Unmarried Sole Owner
- A Married Sole Owner
- A Single Sole Owner
- Joint Tenants
- Tenants in Common
- Community Property (only in AZ, ID, LA, NM, NV, TX, WA, and WI)
- Community Property with Right of Survivorship (only in AZ, ID, NV, and WI)

For valuable consideration in the sum of \$ 12975<sup>00</sup>, the receipt of which is hereby  
acknowledged, Grantor(s) grant and convey and warrant to Grantee(s) the following real  
property (the premises) located in Ross Township County/Parish,  
Indiana:

LEGAL DESCRIPTION: 45-12-20-127-016.000-030

To sell 0.2 acre

PARCEL NUMBER: Lot 6 in block 1, as per plat thereof in recorded  
in plat book 20 (line) 2 in the office of Lake County, Indiana  
(page)

25 CS-RM  
25C ask-LFC

# NOT AN OFFICIAL DOCUMENT

TITLE SOURCE: plat book 20 page 2 in office of recorder  
of lake County Indiana

Grantor(s) covenant that he/she/they are lawfully seized in fee simple of the premises, which he/she/they have the right to sell and convey, and which are free from encumbrances except those of record. Further, Grantor(s) covenant that he/she/they will execute or procure any necessary further assurance of the title to said premises, and that he/she/they will warrant and defend the premises in the quiet and peaceable possession of the Grantee(s).

This transfer is tax exempt because \_\_\_\_\_.

Taxes for the year 2024 shall be prorated between the Grantor(s) and Grantee(s) beginning on the date of recording.

Melinda Saluska Date: 10/21/24

Melinda Saluska, Grantor

7720 Taft St, Mailing Address

Merrillville IN 46410, City, State, Zip

\_\_\_\_\_, Date: \_\_\_\_\_

\_\_\_\_\_, Second Grantor (if Applicable)

\_\_\_\_\_, Mailing Address

\_\_\_\_\_, City, State, Zip

First Witness:

Alexis Muslen  
Signature

Alexis Muslen  
Printed Name

10/21/24  
Date

Second Witness:

Sabrina Kiser  
Signature

Sabrina Kiser  
Printed Name

10/21/24  
Date

# NOT AN OFFICIAL DOCUMENT

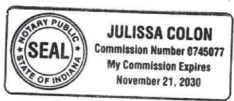
STATE OF Indiana )  
 COUNTY/PARISH OF Lake )  
 On October 21, 2024, before me, Julissa Colon,  
 a Notary Public, personally appeared Melinda Saluska  
 as Grantor(s), and Scottna Kiser, as Witness, and Alexis Musien  
 as Witness, who proved to me on the basis of satisfactory evidence to be the person(s) 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.

I certify under PENALTY OF PERJURY under the laws of the State of Indiana  
 that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]  
 Signature of Notary

(SEAL)



Affiant  Known  Produced ID  
 Type of ID INDL# 2370-00-9473  
 Commission expires: November 21, 2030

I, Grantee, certify that the full  
 consideration paid for the described  
 property is:  
 \$ 12,975.00

Signed: Carol Oaks  
vs. Melinda S. Carol Oaks  
 (Grantee)

Dated: 10-21-24

Signed: \_\_\_\_\_

(Second Grantee, if applicable)

Dated: \_\_\_\_\_

Preparer: Melinda Saluska Melinda Saluska

