

NOT AN OFFICIAL DOCUMENT

2024-543464
12/18/2024 1:37 AM
TOTAL FEE: \$1.00
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

Dec 17 2024 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

WARRANTY DEED

THIS INDENTURE WITNESSETH, that **THU HOANG DO** ("Grantor"), ***CONVEYS and WARRANTS*** to **ALEXANDER SANCHEZ** ("Grantee"), for the sum of Ten Dollar (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate (the "Real Estate") in **LAKE** County, State of Indiana:

LOT 24 AND 25, BLOCK 4, BROADMOOR SUBDIVISION, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 15, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PARCEL NO. 45-08-34-154-022.000-004 AND 45-08-34-154-023.000-004

The Real Estate is commonly known as 4744 Delaware St., Gary, Indiana 46404 and 4754-58 Delaware St., Gary, Indiana 46404. Subject to real estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this deed this 13th day of December, 2024.



Thu Hoang Do

Office of Lake County Recorder

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ACKNOWLEDGMENT

STATE OF Indiana)
)SS:
COUNTY OF Lake)

Before me, a Notary Public in and for said County and State, personally appeared **THU HOANG DO**, who acknowledged the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 13th day of December, 2024.

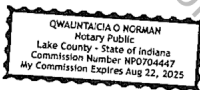
My Commission expires:

8-22-25

Signature:

Printed:

Resident of Lake County
State of Indiana



Grantees Address: 810 Foxworth Blvd Unit 215 Lombard, IL
60148

Tax billing address: Same

This instrument was prepared by Robert R. Thomas, THOMAS LAW GROUP, LLC, 234 E. Carmel Drive, Carmel, Indiana 46032.

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, **Robert R. Thomas**.