

JOSEPH P. O'CONNOR
MARION COUNTY ASSESSOR
Oct 17 2024 AM 11:34
DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE
FOR TRANSFER
E-040757571 BT

A202400085446

10/18/2024 07:03 AM

FAITH KIMBROUGH
MARION COUNTY IN RECORDER

FEE: \$ 35.00

PAGES: 2

BY: ER

WARRANTY DEED

File No.: HB2401120
CT Avon

JR

THIS INDENTURE WITNESSETH, that Caleb Hunter Duke and Hannah Duke (FKA Hannah Renee Cary), as joint tenants with full rights of survivorship (Grantor) CONVEY(S) AND WARRANT(S) to:

Karen Johnson and Karly Johnson, Joint Tenants with Right of Survivorship (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 Marion County in the State of Indiana, to wit:

For APN/Parcel ID(s): 49-10-20-128-012.000-101

LOT NUMBER 113 IN GOLFMOOR, SECOND SECTION, THE PLAT OF WHICH IS RECORDED IN PLAT BOOK 31, PAGE 256, IN THE OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA.

Property: 2908 South Oakland Avenue, Indianapolis, IN 46203

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.

Hannah Duke swears and affirms that she is one and the same person as Hannah Renee Cary who acquired title to the land by Warranty Deed recorded July 19, 2022 as Instrument Number A202200080676.

IN WITNESS WHEREOF, Grantor has executed this deed this 11 day of October, 2024.

Caleb Hunter Duke
Caleb Hunter Duke

Hannah Duke (FKA HANNAH RENEE CARY)
Hannah Duke (FKA Hannah Renee Cary)

Marion County Assessor
Oct 17 2024
Received KC

State of IN

County of Johnson

Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared Caleb Hunter Duke and Hannah Duke (FKA Hannah Renee Cary), as joint tenants with full rights of survivorship, 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 11 day of Oct, 2024

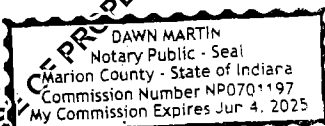
Signature: Dawn Martin

Printed: Dawn Martin

Resident of: Marion County

State of: IN

My Commission expires: 6-4-25



Prepared By: Jessica Dunn McAlpin, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 2908 South Oakland Avenue
Indianapolis, IN 46203

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: Jessica Dunn McAlpin