

2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2004 042743

2004 MAY 21 AM 9:06

Mail Tax Bills To:

MORRIS W. STIGLICH  
Tax Key No. 9-565-23 Lot 54

DK HOMES, LLC  
3235 45th Street, Suite 203  
Highland, Indiana 46322

**WARRANTY DEED**

**THIS INDENTURE WITNESSETH THAT:** PENN OAKS ENTERPRISES, LLC,

*of Lake County in the State of Indiana*

**CONVEYS AND WARRANTS TO:** DK HOMES, LLC

*of Lake County in the State of Indiana*

for and in consideration of Ten Dollars and other good and valuable consideration, the receipt of whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

MAY 21 2004

STEPHEN R. STIGLICH  
LAKE COUNTY AUDITOR

Lot 54 in Penn Oak Unit Two, in the City of Crown Point, as per plat thereof, recorded in Plat Book 91 page 4, in the Office of the Recorder of Lake County, Indiana.

Subject To:

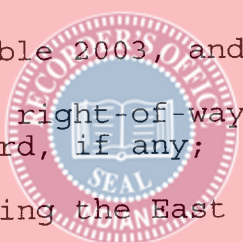
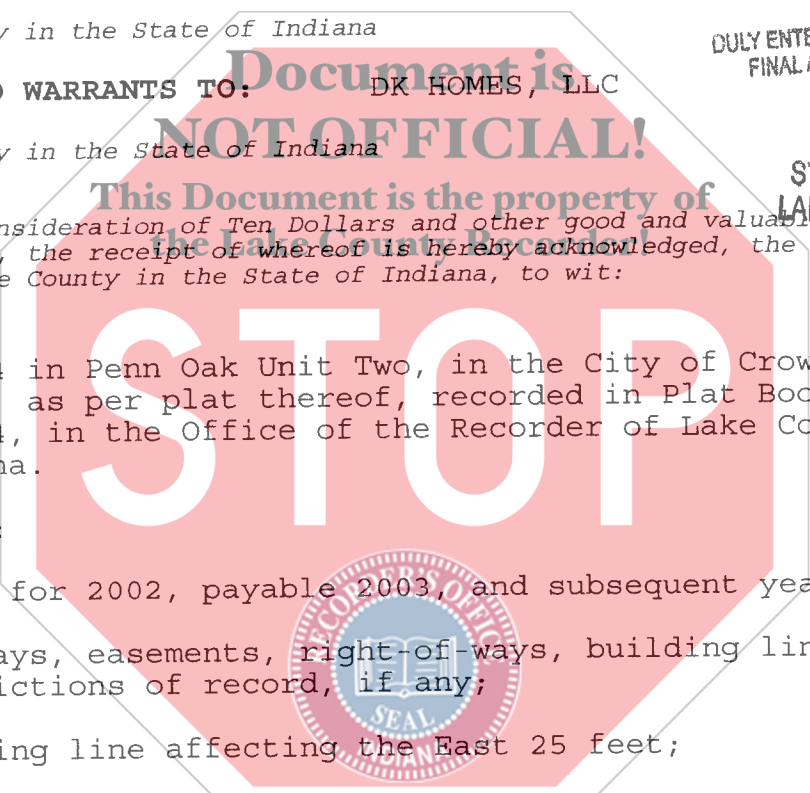
1. Taxes for 2002, payable 2003, and subsequent years;
2. Highways, easements, right-of-ways, building lines and restrictions of record, if any;
3. Building line affecting the East 25 feet;
4. Easement recorded November 8, 2001 as Document No. 2001 090633;
5. Easement for drainage and utilities affecting the West 20 feet and East 10 feet;

**TICOR TITLE INSURANCE**  
11055 BROADWAY SUITE A  
CROWN POINT, INDIANA 46307

920042063

001794

16-5-04  
JFC



6. Covenants, conditions and restrictions contained in plat of Penn Oak Unit Two, recorded in Plat Book 91, page 4;
7. Covenants, conditions and restrictions contained in a certain instrument, recorded November 8, 2001, as Document No. 2001 090632;
8. Covenants, easements, conditions, easements and restrictions and party wall rights contained in an instrument, recorded November 8, 2001, as Document No. 2001 090633;
9. Easement for sewer system dated January 15, 1996 and recorded July 9, 1996 as Document No. 96045430;
10. Assessment for expenses levied in favor of Penn Oak Property Owners Association, Inc.

Dated this 14<sup>th</sup> day of May, 2004.

PENN OAKS ENTERPRISES, LLC

By: 

Thomas J. Fleming, Member

ATTEST:

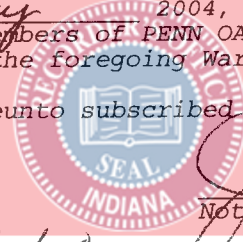
  
Karl E. Hand, Member

(Corporate Seal)

STATE OF INDIANA )  
                          ) SS:  
COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for said County and State, this 14<sup>th</sup> day of May, 2004, personally appeared: Thomas J. Fleming and Karl E. Hand, as members of PENN OAK ENTERPRISES, LLC and acknowledged the execution of the foregoing Warranty Deed.

In Witness Whereof, I have hereunto subscribed my name and affixed my official seal.



  
Notary Public

My Commission Expires: 5/17/08  
County of Residence : Lake

THIS INSTRUMENT PREPARED BY:

KARL E. HAND, Attorney at Law  
3235 - 45th Street, Highland, Indiana 46322

219/924-2640