

Mail Tax Bills To:  
3320 Ridge Rd.  
Highland IN 46322

Tax Key No. 27-137-4

**WARRANTY DEED**

**THIS INDENTURE WITNESSETH THAT:** Executive LLC d/b/a Century 21  
Executive Realty

a Corporation duly organized and existing under the laws of the State of Indiana  
located in Lake County, in the State of Indiana

**CONVEY AND WARRANT TO:** THOMAS A. NEMECEK

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:

Lot 4 in Oak Ridge Addition to Highland, as per plat  
thereof, recorded in Plat Book 22 page 13, in the Office  
of the Recorder of Lake County, Indiana.

Commonly known as: 3320 Ridge Road, Highland, Indiana

Subject To: 1. Taxes for 2002 payable 2003 and subsequent years.

2. Taxes which may become due and payable pursuant to a  
Reconciling Statement as provided in IC 6-1.1 et seq. Note:  
This exception is necessitated due to a delay in the  
completion of the reassessment process.

3. Covenants, conditions and restrictions contained in the plat  
of subdivision.

4. Highways, easements, right-of-ways, and restrictions of  
record, if any.

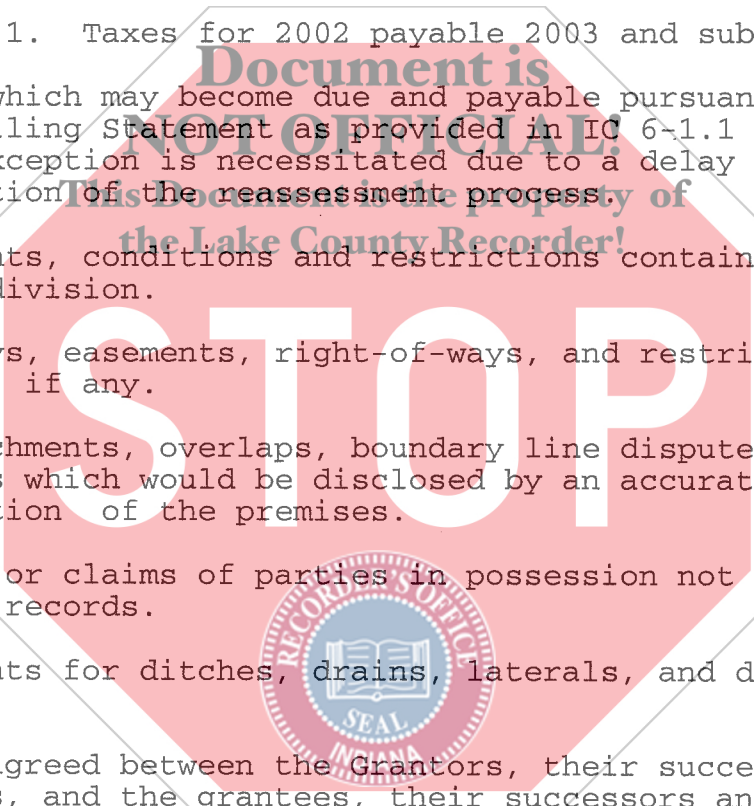
5. Encroachments, overlaps, boundary line disputes, or other  
matters which would be disclosed by an accurate survey or  
inspection of the premises.

6. Rights or claims of parties in possession not shown by the  
public records.

7. Easements for ditches, drains, laterals, and drain  
any.

8. It is agreed between the Grantors, their successors and  
assigns, and the grantees, their successors and assigns, that  
as a part of the consideration for a deed the following  
covenants and restrictions shall run with the land conveyed

2004 JUN 21 01:52:29



LAKE COUNTY  
FILED FOR RECORD  
JULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER



JUN 2 2004  
STEPHEN R. STIGLICH  
LAKE COUNTY AUDITOR

000116  
1750

herein: (1) Grantor has acquired and sold the property described above solely for the charitable purposes and has donated all profits from the sale of such property to a charitable, non-profit organization; (2) Grantee, its successors and assigns, waive all express and implied warranties of construction, habitability, and fitness for a particular purpose; and (3) that Grantees and their successors and assigns shall indemnify and hold the Grantor harmless from any claims relating to the property transferred herewith, including reasonable attorney fees and court costs.

IN WITNESS WHEREOF, the said Executive LLC d/b/a Century 21 Executive Realty has caused this Deed to be executed by William McCabe, its Manager, and attested by \_\_\_\_\_, its \_\_\_\_\_, and its seal to be hereunto affixed.

Executive LLC d/b/a  
Century 21 Executive Realty

BY: *William McCabe*  
William McCabe Manager

STATE OF INDIANA

COUNTY OF LAKE

**NOT OFFICIAL!**

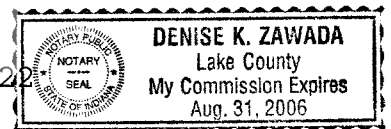
**This Document is the property of the Lake County Recorder!**

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named William McCabe, to me known to be such Manager of said Limited Liability Company, and acknowledged the execution of the foregoing Deed for and on behalf of said Executive LLC d/b/a Century 21 Executive Realty and by its authority.

WITNESS my hand and Notarial seal this 26th day of May, 2004.

My Commission Expires: 08 31 06 County of Residence Lake

THIS INSTRUMENT PREPARED BY: MICHAEL L. MUENICH, Attorney at Law  
3235 - 45th Street  
Suite 304  
Highland, Indiana 46322  
219/922-4141



deed\nemecek