

2007 049045

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**LIMITED LIABILITY COMPANY  
WARRANTY DEED**

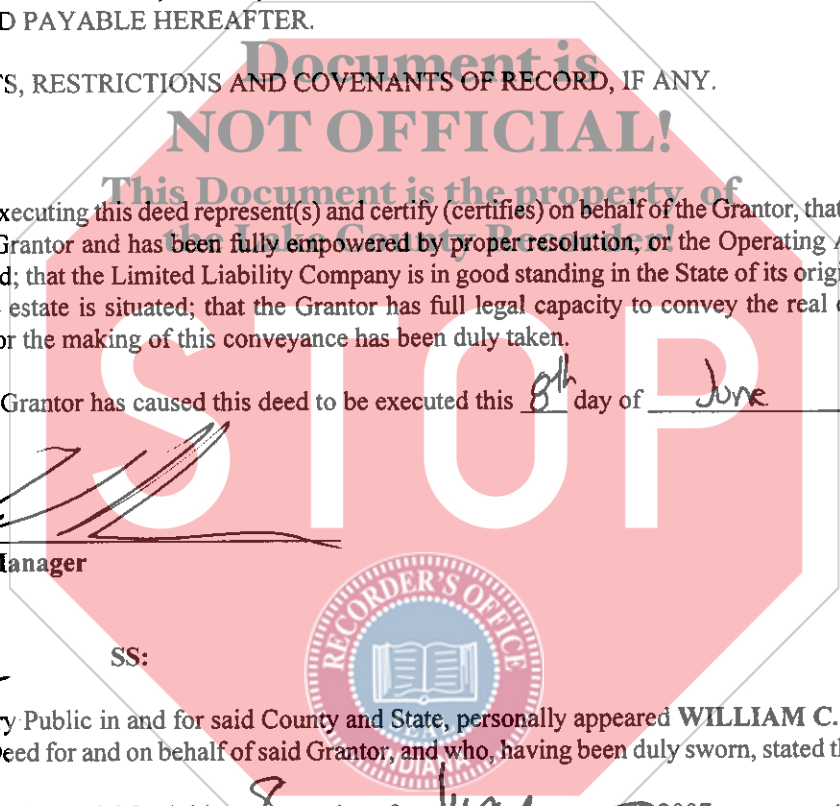
THIS INDENTURE WITNESSETH that NEXUS HOMES, LLC, ("Grantor"), a Limited Liability Company organized and existing under the laws of the State of INDIANA CONVEYS AND WARRANTS to: **FREDERICK BROWN, IV AND THERESA L. BROWN, HUSBAND AND WIFE**, of **COOK** County, in the State of **ILLINOIS**, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in **LAKE** County, in the State of Indiana, to-wit:

**LOT 62 IN THE MEADOWS OF CEDAR CREEK-PHASE 4, AN ADDITION TO THE TOWN OF LOWELL, LAKE COUNTY, INDIANA, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 99 PAGE 83, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.**

COMMONLY KNOWN AS: 5941 172ND, LOWELL, INDIANA 46356

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2006 TAXES PAYABLE 2007, 2007 TAXES PAYABLE 2008, AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.



The undersigned person(s) executing this deed represent(s) and certify (certifies) on behalf of the Grantor, that (each of) the undersigned is a member or manager of the Grantor and has been fully empowered by proper resolution, or the Operating Agreement of the Grantor, to execute and deliver this Deed; that the Limited Liability Company is in good standing in the State of its origin and, where required, in the State where the subject real estate is situated; that the Grantor has full legal capacity to convey the real estate described; and that all necessary company action for the making of this conveyance has been duly taken.

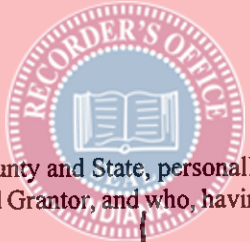
IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 8<sup>th</sup> day of June, 2007.

NEXUS HOMES, LLC

By: [Signature]  
WILLIAM C. CRUM, Manager

STATE OF INDIANA,  
COUNTY OF Lake

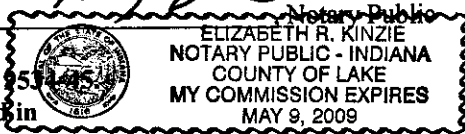
SS:



Before me, a Notary Public in and for said County and State, personally appeared **WILLIAM C. CRUM** and acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 8 day of June, 2007.  
My commission expires: 5/9/09  
Resident of Lake County

Signature: [Signature]  
Printed: \_\_\_\_\_



This instrument prepared by **PATRICK J. McMANAMA, Attorney at Law, ID No. 951245**  
No legal opinion given to Grantor. All information used in Preparation of document was supplied by title company.

Return Deed To: **FREDERICK BROWN, IV AND THERESA L. BROWN** 5941 - 172nd  
Send Tax Bills To: **FREDERICK BROWN, IV AND THERESA L. BROWN** Lowell, Indiana 46356

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.

Signature of Preparer: [Signature]  
Name of Preparer: Elizabeth Kinzie

COMMUNITY TITLE COMPANY  
FILE NO 2 37717

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

JUN 13 2007

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

165-230

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