

2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2008 058596

2008 AUG 18 AM 9:06

MICHAEL A. BROWN
RECORDER

WARRANTY DEED

For and in consideration of TEN (\$10.00) DOLLARS and other Valuable Consideration, the payment and receipt of which is acknowledged, Harry Berke and Shirley Berke, Husband and Wife, Grantors, of 48 Inverness Lane, Schererville, Indiana, Convey and Warrant to Harry Berke and Shirley Berke, Husband and Wife (Grantors herein) of 48 Inverness Lane, Schererville, Indiana, ⁴⁰²³⁰ and Nancy Burge of 11260 Overland Ave., Apt. 5C, Culver City, California, ⁴⁰³⁷⁵ all as joint tenants with rights of survivorship, hereafter "Grantees", the following Real Estate in Lake County, Indiana:

Apartment Unit 48 - 48 Inverness Drive (aka 48 Inverness Lane), Schererville, Indiana, Country Club Condominiums of Briar Ridge Second Phase, a Horizontal Property Regime, as per Declaration recorded September 2, 1983 as Document No. 723905 and amended by First Amendment thereto recorded May 1, 1984 as Document No. 754876, and further amended by second amendment recorded December 2, 1986 as Document No. 888699 and re-recorded December 15, 1986 as Document No. 891146 in the Office of the Recorder of Lake County, Indiana.

Together with an undivided 6.667% interest in the common areas and facilities appertaining thereto, until such time as Supplemental Declarations annexing additional phases are recorded pursuant to Article XX of the Declaration at which time the undivided interest in the common areas shall be reduced as set out in said Declaration.

Aka 48 Inverness Lane, Schererville, Indiana 46375

This conveyance is made and executed subject to:

All real estate taxes due or payable thereon, now or hereafter, and further subject to all assessments, mortgages, liens, rights to liens, roads, highways, streets, alleys, limitations by fences or established boundary lines, encroachments, overlaps, boundary line disputes, covenants, easements, restrictions, memoranda of record and other matters which are of record or which would be disclosed by an accurate survey or inspection of said real estate.

Send Tax Bills To: Harry and Shirley Berke, 48 Inverness Lane, Schererville, IN 46375
Taxing Unit/Key Number: 20-13-0363-0002

✓ #8349
18⁰⁰
Bb

PLEASE NOTE: The transfer of title herein was consummated for estate planning purposes only, between related individuals, and only nominal legal consideration passed between the parties. Therefore, this document constitutes an **exempt transaction** under I.C. 6-1.1-5.5 and the consideration passing between grantor(s) and grantee(s) need not be disclosed.

AUG 18 2008

014687

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

In Confirmation, the Grantors execute their respective signatures on the 8th Day of ~~July~~ ^{AUG.}, 2008.

Grantors:

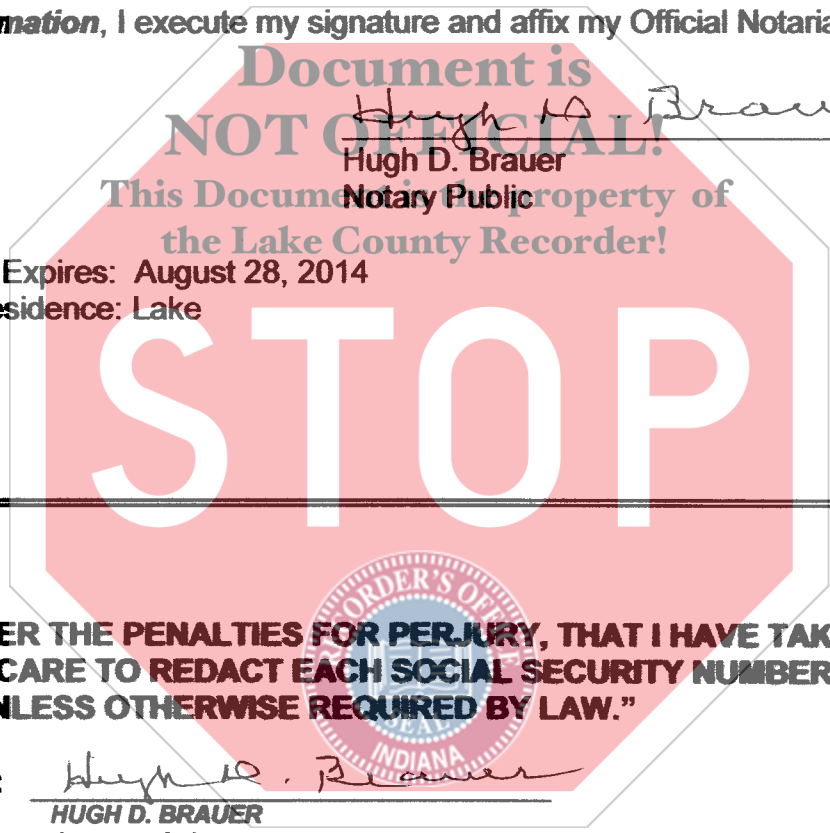
Harry Berke
HARRY BERKE

Shirley Berke
SHIRLEY BERKE

STATE OF INDIANA }
COUNTY OF LAKE } ss:

Come now Harry Berke and Shirley Berke, Husband and Wife, on the 8th Day of ~~July~~ ^{AUG.}, 2008, known to me to be the named Grantors in the foregoing Warranty Deed, and acknowledge under oath the execution of the said Deed to be their voluntary acts for the uses and purposes therein set forth.

In Confirmation, I execute my signature and affix my Official Notarial Seal.



My Commission Expires: August 28, 2014
My County of Residence: Lake

"I AFFIRM UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS OTHERWISE REQUIRED BY LAW."

PREPARED BY: *Hugh D. Brauer*
HUGH D. BRAUER

→ Attorney At Law
2811 Highway Avenue
Highland, Indiana 46322
Phone: 219.838.3800
Fax: 219.838.3814
E-Mail: HughBrauer@aol.com