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2008 065543

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
2008 SEP 18 AM 9:24  
MICHAEL A. BROWN  
RECORDER

MAIL TAX BILLS TO:  
PAUL S. TEIBEL  
962 FOUNTAIN PARK PLACE  
SCHERERVILLE, IN 46375

Tax Key No. 45-11-17-226-007.000-036

WARRANTY DEED

020084271

This indenture witnesseth that **FOUNTAIN PARK CENTER DEVELOPERS, LLC**, a **limited liability company organized and existing under the laws of the State of Indiana**, conveys and warrants to **PAUL S. TEIBEL**, whose address is 962 Fountain Park Place, Schererville, Indiana 45375, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

PK

CHICAGO TITLE INSURANCE COMPANY

Part of Lot 6, in Fountain Park P.U.D., being part of Lot 2, Resubdivision of Lot 8, Fountain Park Subdivision, a Planned Unit Development, in the Town of Schererville, as per plat thereof, recorded in Plat Book 101 page 33, in the Office of the Recorder of Lake County, Indiana, more particularly described as follows: Commencing at the Northwest corner of said Lot 6; thence South 01 degrees 00 minutes 52 seconds East, 108.33 feet, along the West line of said Lot 6; thence South 89 degrees 47 minutes 01 seconds East, 335.91 feet to the point of beginning; thence South 89 degrees 47 minutes 01 seconds East, 27.52 feet; thence South 00 degrees 12 minutes 59 seconds West, 50.00 feet; thence North 89 degrees 47 minutes 01 seconds West, 27.52 feet; thence North 00 degrees 12 minutes 59 seconds East, 50.00 feet to the point of beginning. Commonly known as Parcel 6, in Building 1, 962 Fountain Park Place, Schererville, Indiana 46375.

Commonly known as 962 Fountain Park Place, Schererville, Indiana 46375. *Grantee address*

Subject To: All unpaid real estate taxes and assessments for 2007 payable in 2008, and for all real estate taxes and assessments for all subsequent years.

Subject To: All covenants, easements, rights-of-way, building lines, highways, roads, street, alleys and other restrictions of beneficial use and enjoyment of record, and all facts and matters affecting legal and equitable ownership and possession of the real estate which would be, or should have been, revealed and disclosed by an accurate survey of the real estate described above.

Grantor certifies that there are no Indiana Gross Income Taxes due as a result of this conveyance.

The undersigned person executing this deed on behalf of Grantor represents and certifies that he is a duly authorized agent of Grantor and has been empowered by proper resolution of the Company to execute and deliver this deed; that Grantor has full legal capacity to convey the real estate described herein; and that all necessary Company action for making such conveyance has been taken and done.

Dated this 12th day of September, 2008.

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\$18  
ver  
CT

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER  
SEP 17 2008  
PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

013897

**FOUNTAIN PARK CENTER DEVELOPERS,  
LLC, an Indiana limited liability company**

By: Brad M Teibel  
BRAD M. TEIBEL, Managing Member

STATE OF INDIANA )  
                                  ) SS:  
COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **BRAD M. TEIBEL, as the Managing Member of FOUNTAIN PARK CENTER DEVELOPERS, LLC, an Indiana limited liability company**, who acknowledged the execution of the foregoing deed for and on behalf of said Company and who, having been duly sworn, stated that the representations therein contained are true.

**WITNESS** my hand and Notarial Seal this 12th day of September, 2008.

*Signature*  
Lisha Vera  
\_\_\_\_\_, Notary Public

My Commission Expires: 8/7/10  
County of Residence: Porter



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*  
\_\_\_\_\_  
Printed Name: Lisha Vera

This instrument prepared by: Rhett L. Tauber, Esq.  
Tauber Westland & Bennett P.C.  
1415 Eagle Ridge Drive  
Schererville, Indiana 46375  
(219) 865-8400