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This Document Prepared By:

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2010 059142

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2010 OCT 13 AM 9:20

MICHELLE S. FAJMAN
RECORDER

After Recording Return To:
Wes Morin
Accent Homes, Inc.
2036 W. 81st Avenue
Merrillville, Indiana 46410

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **V3 CEDAR LAKE, L.L.C.**, a Delaware limited liability company ("Grantor"), having its principal place of business at 7325 Janes Avenue, Suite 100, Woodridge, Illinois 60517, for the sum of Ten and No/100 Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby **GRANTS, BARGAINS, SELLS AND CONVEYS** to **ACCENT HOMES, INC.** an Indiana Corporation, ("Grantee"), having its principal place of business at 2306 W. 81st Avenue, Merrillville, Indiana 46410, all interest in the following described real estate situated in the County of Lake, State of Indiana described as follows (the "Property"):

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

TO HAVE AND TO HOLD the Property, together with all and singular the privileges and appurtenances belonging thereto, unto the said Grantee, and its successors and assigns forever.

Grantor, for itself and its successors, represents and warrants that the Property has not been alienated or encumbered by Grantor in any way whatsoever, **EXCEPT FOR AND SUBJECT TO** those matters described on Exhibit B attached hereto and made a part hereof (the "Permitted Exceptions"); and that Grantor **WILL WARRANT AND DEFEND** the Property against all persons lawfully claiming, or to claim the same, by, through or under Grantor, subject to the Permitted Exceptions.

FIDELITY CP

900106274

055288

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

OCT 12 2010

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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FW

RM

IN WITNESS WHEREOF, V3 CEDAR LAKE, L.L.C., a Delaware limited liability company, has caused this Special Warranty Deed to be executed as of the 22 day of September, 2010.

V3 CEDAR LAKE, L.L.C.,
a Delaware limited liability company

By: V3 Realty Company, L.L.C., an Illinois limited liability company, its manager

By: V3 Realty Management Corp., its manager

By: [Signature]
Keith A. Blais, Vice President

STATE OF Illinois)
COUNTY OF Will) SS.

I, the undersigned, a Notary Public in said County in the State aforesaid, DO HEREBY CERTIFY that Keith A. Blais, a Vice President of V3 Realty Management Corp., an Illinois corporation, and the manager of V3 Realty Company, L.L.C., an Illinois limited liability company, which in turn is the manager of V3 CEDAR LAKE, L.L.C., a Delaware limited liability company, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such he signed and delivered the said instrument pursuant to proper authority given by the Board of Directors of V3 Realty Management Corp., as his free and voluntary act, and as the free and voluntary act and deed of said corporation and limited liability companies, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 22nd day of September, 2010.

[Signature]
Notary Public

My commission expires:

4-19-11

[seal]

Official Seal
Jodi S Rana
Notary Public State of Illinois
My Commission Expires 04/19/2011

Mail subsequent tax bills to:
Wes Morin
Accent Homes, Inc.
2036 W. 81st Avenue
Merrillville, Indiana 46410

Exhibit A

Legal Description

LOT 139 IN MONASTERY WOODS, PHASE 1, AN ADDITION TO THE TOWN OF CEDAR LAKE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 101, PAGE 86 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

KEY NUMBER: 45-15-21-256-009-000-014 (Lot 139)

Exhibit B

Permitted Exceptions

1. GENERAL REAL ESTATE TAXES, GENERAL AND SPECIAL ASSESSMENTS AND ANY SIMILAR TAXES OR CHARGES ASSESSED AGAINST THE PROPERTY WHICH ARE NOT YET DUE AND PAYABLE
2. ACTS DONE OR SUFFERED TO BE DONE BY THE GRANTEE, OR ANY OF THE GRANTEE'S AFFILIATES OR RELATED ENTITIES, OR ANY PERSONS CLAIMING BY, THROUGH OR UNDER THE GRANTEE OR SUCH AFFILIATES OR RELATED ENTITIES
3. COVENANTS, CONDITIONS, RESTRICTIONS AND GRANT OF EASEMENTS AS CONTAINED IN THE PLAT OF MONASTERY WOODS, PHASE 1, IN PLAT BOOK 101, PAGE 86, BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY OR SOURCE OF INCOME, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW. VIOLATION THEREOF WILL NOT RESULT IN FORFEITURE OR REVERSION OF TITLE.
4. TERMS, PROVISIONS, COVENANTS, CONDITIONS, RESTRICTIONS AND PARTY WALL RIGHTS, BUT OMITTING ANY COVENANT OR RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NATIONAL ORIGIN UNLESS AND ONLY TO THE EXTENT THAT SAID COVENANT (A) IS EXEMPT UNDER CHAPTER 42, SECTION 3607 OF THE UNITED STATES CODE OR (B) RELATES TO HANDICAP BUT DOES NOT DISCRIMINATE AGAINST HANDICAPPED PERSONS, CONTAINED IN A CERTAIN DECLARATION RECORDED OCTOBER 17, 2007 AS DOCUMENT NO. 2007 082858, INCLUDING BUT NOT LIMITED TO THE DUTIES AND OBLIGATIONS ARISING FROM THE AUTOMATIC MEMBERSHIP IN AND THE POWERS OF MONASTERY WOODS MASTER HOMEOWNERS ASSOCIATION, INC., AN INDIANA NOT-FOR-PROFIT CORPORATION, IT'S SUCCESSORS AND ASSIGNS. RESTRICTIONS DO NOT PROVIDE FOR FORFEITURE OR REVERSION FOR VIOLATION THEREOF.
5. EASEMENTS AS SET OUT IN THE DECLARATION RECORDED OCTOBER 17, 2007 AS DOCUMENT NO. 2007 082858.
6. ASSESSMENTS CHARGES AND EXPENSES LEVIED BY THE MONASTERY WOODS MASTER HOMEOWNERS ASSOCIATION, INC., AN INDIANA NOT-FOR-PROFIT CORPORATION, IT'S SUCCESSORS AND ASSIGNS, AS SET OUT IN THE DECLARATION RECORDED OCTOBER 17, 2007 AS DOCUMENT NO. 2007 082858.

7. GRANT(S) AND/OR RESERVATION(S) OF EASEMENT(S) CONTAINED ON THE RECORDED PLAT OF SAID SUBDIVISION.
8. EASEMENT FOR UTILITIES AND DRAINAGE AFFECTING THE NORTH 12 FEET AS SHOWN ON RECORDED PLAT OF SAID SUBDIVISION