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2011 DEC 22 AM 8:40

PROPERTY NO. 45-19-24-301-015.000-008
45-19-24-301-016.000-008

WARRANTY DEED

THIS INDENTURE WITNESSETH: THAT the undersigned, DAVID S. MATOVINA, a _____ man, DANIEL J. MATOVINA, a _____ man, JAMES A. MATOVINA, a _____ man and RONALD W. MATOVINA, a _____ man, (the "GRANTOR"),

CONVEYS AND WARRANTS

to ANDREW RASTOVSKI (the "GRANTEE"), for the sum of One Dollar (\$1.00) and other valuable consideration the following described real estate in Lake County, Indiana, to-wit:

Lots 6 and 7 in Block 1 in Viant's Addition to Lowell, as per plat thereof recorded in Plat Book 4, Page 14 in the Office of the recorder of Lake County, Indiana.

Subject to ad valorem real estate taxes for the year 2011, due and payable in 2012, and all subsequent taxes, which taxes the GRANTEE herein assumes and agrees to pay.

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

This conveyance is also made subject to any and all existing and recorded restrictions, exceptions, reservations, easements, rights-of-way, conditions, and covenants of whatever nature, if any, and is expressly subject to all municipal, city, county and state zoning laws and other ordinances, regulations and restrictions, including statutes and other laws of municipal, county, or other governmental authorities applicable to and enforceable against the real estate described herein.

The persons executing this deed on behalf of GRANTOR represents and warrants that the execution and delivery of this deed has been duly authorized by all requisite action of the party on whose behalf they have executed the same, and that they duly hold the offices set forth beneath their signature.

AMOUNT \$ 27⁰⁰
CASH _____ CHARGE _____
CHECK # 116100465
OVERAGE _____
COPY _____
NON-COM _____
CLERK AB

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

DEC 22 2011

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

030167

IN WITNESS WHEREOF, GRANTOR has caused this Warranty Deed to be executed as of 12/20, 2011.

David S. Matovina
David S. Matovina

STATE OF Colorado)
) SS:
COUNTY OF Summit)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared David S. Matovina, who acknowledge the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

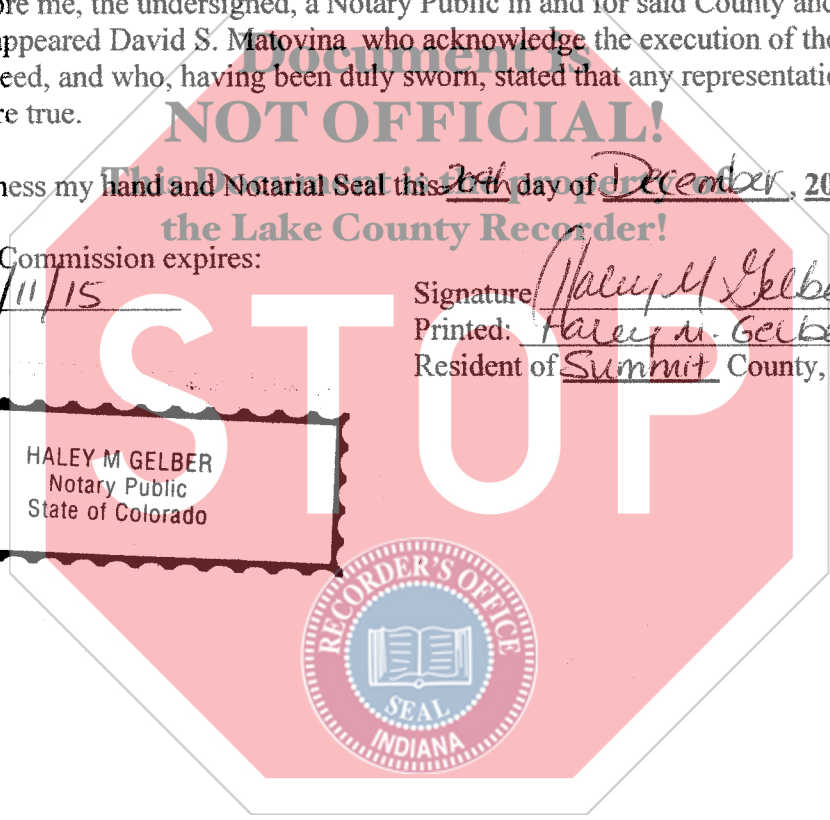
Witness my hand and Notarial Seal this 20th day of December, 2011.

My Commission expires:

4/11/15

Signature Haley M. Gelber
Printed: Haley M. Gelber
Resident of Summit County, Colorado

HALEY M GELBER
Notary Public
State of Colorado



IN WITNESS WHEREOF, GRANTOR has caused this Warranty Deed to be executed as of December 16, 2011.

James A. Matovina
James A. Matovina

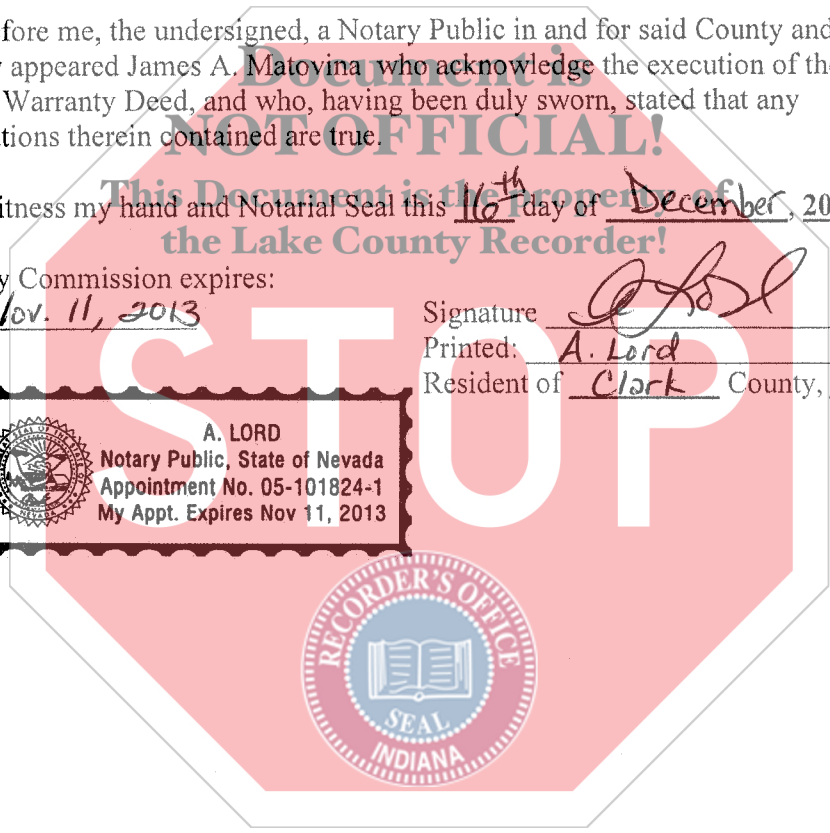
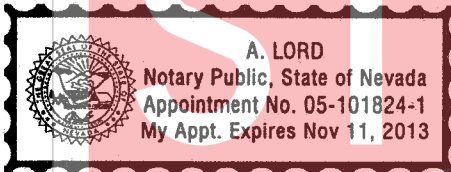
STATE OF NEVADA)
)
COUNTY OF CLARK) SS:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared James A. Matovina who acknowledge the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

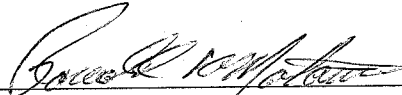
Witness my hand and Notarial Seal this 16th day of December, 2011.

My Commission expires:
Nov. 11, 2013

Signature [Handwritten Signature]
Printed: A. Lord
Resident of Clark County, Nevada.



IN WITNESS WHEREOF, GRANTOR has caused this Warranty Deed to be executed as of December 19, 2011.




Ronald W. Matovina

STATE OF Indiana)
) SS:
COUNTY OF Lake)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Ronald W. Matovina, who acknowledge the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 19 day of December, 2011.

My Commission expires:
01/06/13

Signature 
Printed: Renita L. Reyna
Resident of Lake County, IN.



The person or entity closing this transaction is responsible to comply with the reporting requirements of Section 6045 of the Internal Revenue Code. The preparer of the deed is not responsible for the closing.

Address of Grantee:

↘ Andrew Rastovski

Send Future Taxes To:

208 N. Viant
Lowell, IN 46356

Common Address of Property:

208 N. Viant St
Lowell, IN 46356

THIS INSTRUMENT PREPARED BY OSMAN I. MUFTI OF THE LAW FIRM OF ZIEMER, STAYMAN, WEITZEL & SHOULDERS, LLP, P. O. BOX 916, EVANSVILLE, INDIANA 47706-0916 AT THE SPECIFIC REQUEST OF GRANTOR OR GRANTEEES BASED SOLELY ON INFORMATION SUPPLIED BY ONE OR MORE OF THE PARTIES TO THIS CONVEYANCE, AND WITHOUT EXAMINATION OF TITLE OR ABSTRACT. THE DRAFTER ASSUMES NO LIABILITY FOR ANY ERRORS, INACCURACY, OR OMISSIONS IN THIS INSTRUMENT RESULTING FROM THE INFORMATION PROVIDED, THE PARTIES HERETO SIGNIFYING THEIR ASSENT TO THIS DISCLAIMER BY THE GRANTOR'S EXECUTION AND THE GRANTEEES' ACCEPTANCE OF THE INSTRUMENT.

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.

Peruta Reyn