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2013 050777

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 JUL 15 AM 9:01

MICHAEL J. BROWN
RECORDER

WARRANTY DEED

THIS INDENTURE WITNESSETH, That Pebblebrooke Homes LLC (Grantor) **CONVEY(S) AND WARRANT(S)** to Kenneth M. Barnes and Jennifer D. Barnes, Husband and Wife (Grantee) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, State of Indiana:

Lot 20 in Fawn Valley, an Addition to the Town of Schererville, as per plat thereof, recorded in Plat Book 102, page 15, in the Office of the Recorder of Lake County, Indiana.

Property address:

7322 Trails End Avenue, Schererville, IN 46375

Tax ID No.:45-11-14-176-005.000-036

Subject to Real Estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

The undersigned person(s) executing this deed on behalf of Grantor represent and certify that he/she/they is/are member(s) of Grantor and has/have been fully empowered, by proper resolution or by the Operating Agreement, to execute and deliver this deed; that Grantor has full capacity to convey the real estate described herein; that the Grantor is a limited liability company in good standing in the State of Indiana; and that all necessary action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has executed this deed this 3rd day of July, 2013.

Pebblebrooke Homes LLC

Robert Pharazyn
By Robert Pharazyn, Member

STATE OF Indiana

COUNTY OF Lake



Before me, a Notary Public in and for said County and State, personally appeared Robert Pharazyn, as Member of Pebblebrooke Homes LLC, who acknowledged the 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 on the 3rd day of July, 2013.



Susan Miedema
(Signature of Notary Public)
Printed Name of Notary Public: Susan Miedema
Resident of Lake County, Indiana
My Commission expires: 8/7/2014

\$ 18

FN
CS

Prepared by: Timothy R. Kuiper, Attorney at Law
Austgen, Kuiper & Associates, PC, 130 N. Main St., Crown Point, IN 46307

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

**FIDELITY NATIONAL
TITLE COMPANY**

92013-1482

13640

JUL 12 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

Grantee's Address and Tax Billing Address:
7322 Trails End Avenue
Schererville, IN 46375

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law Susan Miedema. File No. 920131482

