

2013 089979

2013 DEC -6 PM 2: 20

MICHAEL S. BROWN  
RECORDER

WARRANTY DEED

Guidant Investments LLC, CONVEYS AND WARRANTS to John M. Davila, an unmarried man, in consideration of the sum of One Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

Lot 65 in Turkey Creek South, Unit 2, in the Town of Merrillville, as per plat thereof, recorded in Plat Book 37, page 58, in the Office of the Recorder of Lake County, Indiana.  
Parcel No.: 45-12-16-180-011.000-030  
Commonly known as: 904 West 72nd Place, Merrillville, IN, 46410.

SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

1. Real estate taxes for 2012 due and payable 2013, and all years thereafter.
2. Covenants, restrictions, and easements of record.
3. Applicable building codes and zoning ordinances.

The undersigned persons executing this deed represent and certify on behalf of the Grantor that each of the undersigned is a duly elected member of the Grantor and has been fully empowered by proper resolution or the Articles of Organization of the Grantor to execute and deliver this deed; that the Grantor is a limited liability company in good standing in the state of its origin and, where required, in the state where the subject real estate is situated; that the Grantor has full company capacity to convey the real estate described; and that all necessary company action for the making of this conveyance has been duly taken.

That Noel Gross, the undersigned, does hereby certifies that to the best of her knowledge and belief that a certain Power of Attorney dated October 17, 2013, and recorded 12-6-2013, 2013 as Document No. 2013 2013 089978 has not been revoked by the death of the Principal, nor by voluntary revocation by the principal.

IN WITNESS WHEREOF, the Grantor has executed this Deed on this 27<sup>th</sup> day of November, 2013.

Guidant Investments LLC

BY: Andrew Cordle, Noel Gross  
Andrew Cordle, member  
By Noel Gross as Power of Attorney

STATE OF INDIANA )  
  ) SS:  
COUNTY OF LAKE )



Before me, a Notary Public in and for said County and State, 27<sup>th</sup> day of November, 2013, personally appeared , Andrew Cordle, Member, by Noel Gross as Power of Attorney of Guidant Investments LLC, who acknowledged the execution of the foregoing Warranty Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

My Commission Expires: 11/27/20  
County of Residence: Lake

Violet Terzioski  
Violet Terzioski, Notary Public

On behalf of Professionals' Title Services, LLC, this instrument prepared by:  
Victor H. Prasco Burke Costanza & Carberry LLP  
9191 Broadway, Merrillville, Indiana 46410 (219) 769-1313

MAIL TAX BILLS TO: 904 West 72nd Place, Merrillville, IN, 46410.  
GRANTEE(S) ADDRESS: 904 West 72nd Place, Merrillville, IN, 46410.

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.

By: Violet Terzioski  
Violet Terzioski As Agent for Professionals' Title Services, LLC PTS13-7083

FILED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

006935

WHEN RECORDED RETURN TO:  
PROFESSIONALS' TITLE SERVICES, LLC  
9195 BROADWAY  
MERRILLVILLE, IN 46410

DEC 06 2013

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

*Handwritten notes:*  
1600  
1116  
AM