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2014 007909

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2014 FEB 11 AM 9:06

MICHAEL B. BROWN  
RECORDER

**WARRANTY DEED**  
(Corporate)

This indenture witnesseth that **McFARLAND HOMES VI, LLC**, an Indiana limited liability company, conveys and warrants to Walter Reichelt, Trustee of the Walter Reichelt Revocable Trust Dated May 15, 1999, of Lake County, State of Indiana, 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:

**SEE ATTACHED LEGAL DESCRIPTION**

Commonly known as 9701A W 130<sup>th</sup> Ln, Cedar Lake, IN 46303

Parcel ID No. 45-15-21-433-026.000-014

Subject To: All unpaid real estate taxes and assessments, including Solid Waste, Conservancy District, Clean Water Act fees, Storm Water fees and Ditch Assessment, if any, for 2013 payable in 2014, and for all real estate taxes and assessments, including Solid Waste, Conservancy District, Clean Water Act fees, Storm Water fees and Ditch Assessment for all subsequent years.

Subject To: All easements, claims of easements, conditions, restrictions, covenants, limitations and building setback lines contained in prior instruments of record, and for all building and zoning ordinances.

Subject To: Assessments, public or private, if any, which appear of record.

Subject To: Reservations, leases or exceptions for minerals or mineral rights, if any, which appear of record.

Subject To: Building setback requirements as shown on the plat of the subdivision.

Subject To: Easement for public utilities and/or drainage as shown on plat.

GRANTEES' ADDRESS: 9701A W. 130<sup>th</sup> Ln  
Cedar Lake, IN 46303

MAIL TAX BILLS TO: Walter Reichelt Trustee of the Walter Reichelt Revocable Trust Dated May 15, 1999  
9701A W 130<sup>th</sup> Ln  
Cedar Lake, IN 46303

RETURN TO: 9701A W. 130th Ln, Cedar Lake, IN 46303

Grantor hereby certifies under oath that no gross income tax is due by virtue of this Deed. The undersigned person executing this deed represents and certifies on behalf of the Grantor, that the undersigned, is the Manager of the Grantor

**FIDELITY NATIONAL  
TITLE COMPANY**

92013-4348 @

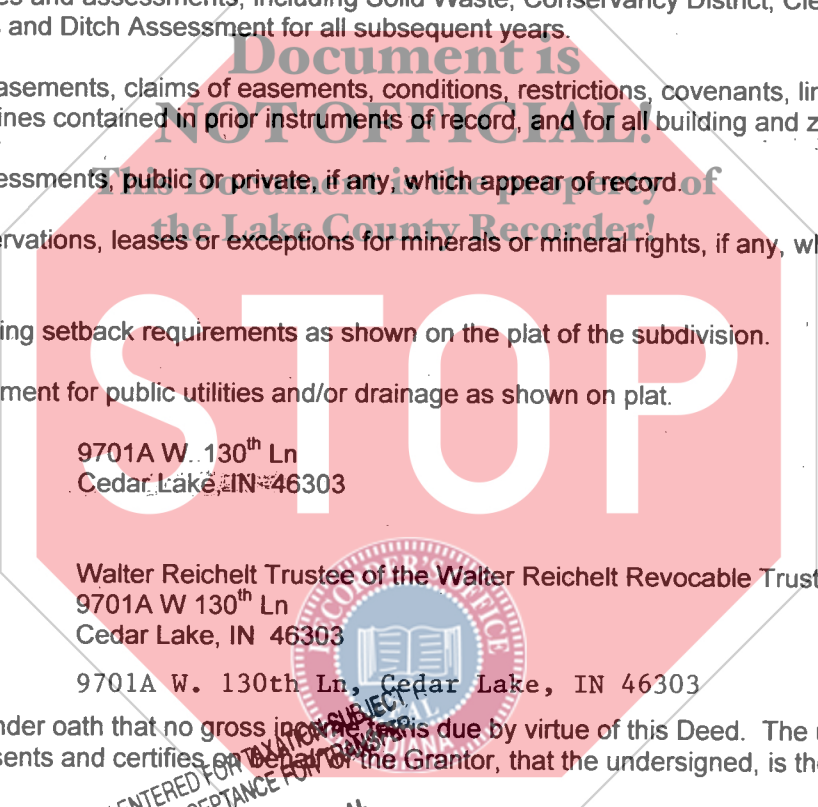
FEB 07 2014

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

010615

FIDELITY - HIGHLAND  
92013 4348

R 20<sup>00</sup>  
FN  
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and has been fully empowered by proper resolution, or by the by-laws of the Grantor, to execute and deliver this deed; that the Grantor is a limited liability company in good standing in the State of Indiana, and that the Grantor has full capacity to convey the real estate described; and that all necessary action for the making of this conveyance has been duly taken.

Dated this 31<sup>st</sup> day of January, 2014.

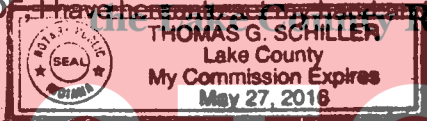
**McFARLAND HOMES VI, LLC**  
**BY: McFARLAND MANAGEMENT, LLC, MANAGER**

By: Jacqueline L. McFarland  
**JACQUELINE L. McFARLAND, Secretary/Treasurer**

STATE OF INDIANA )  
                                  ) SS:  
COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for said County and State, this 31<sup>st</sup> day of January, 2014 personally appeared **McFarland Homes VI, LLC by McFarland Management, LLC, Manager by Jacqueline L. McFarland, Secretary/Treasurer**, who acknowledged 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.

**IN WITNESS WHEREOF**, I have hereunto set my hand and official seal the day and year last above written.



Thomas G. Schiller, Notary Public  
Thomas G Schiller

My Commission Expires: 05/27/2016

County of Residence: Lake

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.

Printed Name: **THOMAS G. SCHILLER**

This instrument prepared by:  
Ronald W. McFarland  
McFarland Homes VI, LLC  
2300 Ramblewood, Suite A  
Highland, IN 46324  
(219) 934-9885



**EXHIBIT A**

920134348

Part of Lot 239 in Monastery Woods Phase 2, an Addition to the Town of Cedar Lake, as per plat thereof, recorded in Plat Book 100, page 72, in the Office of the Recorder of Lake County, Indiana, which part of said Lot 239 is described as follows: Beginning at the Easternmost corner of said Lot 239; thence South 37 degrees 31 minutes 58 seconds West along the Southeasterly line thereof, 37.16 feet to a point of deflection in said Southeasterly line; thence South 55 degrees 08 minutes 02 seconds West along said deflected Southeasterly line, 36.34 feet; thence North 34 degrees 52 minutes 08 seconds West, 120.01 feet to a point on the curved Northwesternly line of said Lot 239; thence Northeast along said curved Northwesternly line an arc distance of 36.06 feet to the Northernmost corner of said Lot 239; thence South 52 degrees 28 minutes 02 seconds East along the Northeasterly line thereof, a distance of 120.00 feet to the point of beginning.

