

STATE OF INDIANA)
COUNTY OF LAKE)

)SS: 2014 026805

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 MAY 13 AM 9:53

MICHAEL B. BROWN
RECORDER

AFFIDAVIT TO RELEASE MECHANICS' LIENS
BASED ON EXPIRATION OF STATUTE OF LIMITATIONS

Miriam Marcus hereinafter referred to as the "Affiant," after being duly sworn upon her oath, states as follows:

1. Affiant is twenty-one (21) years of age or older.
2. Affiant is the Operating Manager of M & M Developers, LLC, which holds title to the Indiana real property located at 50-60-70 West 94th Place, Crown Point, Indiana 46307, legally described as:

Lot 1, Crownhurst Centre Unit 2, as per plat thereof, recorded in Plat Book 94, page 3 in the Office of the Recorder of Lake County, Indiana.

3. The statements contained herein are based upon the personal knowledge of Affiant.

4. On December 23, 2010, Landmark Signs, Inc. filed a Notice of Mechanics Lien which was recorded on December 28, 2010. This Mechanics Lien was incorrectly filed against the Indiana real property mentioned in this Affidavit and a Release of Mechanics Lien was recorded with the real property records of Lake County, Indiana, otherwise known as Document No 2011-02380. A copy of said Release of Lien is attached as Exhibit "A" to this Affidavit.

5. On January 5, 2011, Landmark Signs, Inc. filed a Notice of Mechanics Lien against the Affiant's real property, which was recorded as Document Number 2011-00264. A copy of said Lien document is attached as Exhibit "B" to this Affidavit.

6. On October 26, 2011, Mechanical Test and Balance, Inc. filed a Notice of Mechanics Lien against the Affiant's real property, which was recorded as Document Number

25317754 2455

14-16417
HOLD FOR MERIDIAN TITLE CORP
Hinschaw

4 ref

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MT
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2011-60359 on October 28, 2011. A copy of said Lien document is attached as Exhibit "C" to this Affidavit.

7. On December 13, 2011, Adams Masonry, Inc. filed a Notice of Mechanics Lien against the Affiant's real property, which was recorded as Document Number 2011-73224 on December 19, 2011. A copy of said Lien document is attached as Exhibit "D" to this Affidavit.

8. That more than thirteen (13) months have passed since the time that claimant filed the three (3) liens mentioned in Paragraphs 5, 6, and 7 of this Affidavit.

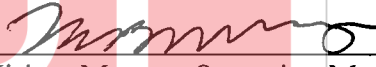
9. The claimants have not filed suit to foreclose these liens during this thirteen (13) month period.

10. No unsatisfied judgments have been rendered upon such liens.

11. Pursuant to the terms of Indiana Code 32-8-6-1, the Affiant is entitled to a release and satisfaction of these liens of record by the Lake County Recorder.

FURTHER AFFIANT SAYETH NOT.

Dated this 1st day of May, 2014.



Miriam Marcus, Operating Manager
M&M Developers, LLC
1907 Redwood Lane
Munster, Indiana 46321

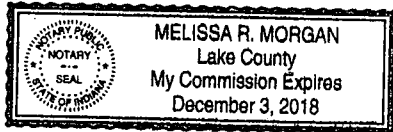
STATE OF INDIANA,)
)
) SS:
COUNTY OF LAKE)

Before me, the undersigned Notary Public in and for said County and State do hereby certify that **Miriam Marcus** personally appeared and executed the above document as her voluntary act and deed, for the uses and purposes therein stated.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 1st day of May, 2014.

My Commission Expires _____

Melissa R. Morgan
Notary Public
Resident of Lake County, Indiana



Prepared by: Stuart J. Friedman, Hinshaw & Culbertson LLP 322 Indianapolis Blvd., Suite 201, Schererville, Indiana 46375 (219) 864-5051.

LAKE COUNTY
FILED FOR RECORDS

2011 002380

2011 JAN 13 AM 8:53

RECORDED

RECORDING REQUESTED BY)
Landmark Signs, Inc.)
WHEN RECORDED MAIL TO:)
NAME: Kelly Law Offices)
ADDRESS: 5521 W. Lincoln Hwy)
CITY, STATE: Crown Point, IN 46307)

RELEASE OF MECHANIC'S LIEN

That Notice of Mechanic's Lien executed by the undersigned against M&M Developers, LLC, claiming a lien upon the following described real property situated in the City of Crown Point, County of Lake, State of Indiana, with a legal description described as follows:

Lot 1 Crownhurst Centre, Unit 2, in the city of Crown Point as shown in Plat Book 094, page 03 in the office of the recorder of the Lake County, Indiana, subject to Easements, Encumbrances, Covenants, and Restrictions found in prior deed and/or Plats of Record.

commonly known as 50 West 94th Place, Crown Point, Indiana 46307, recorded in Instrument Number 2010-076202, on December 28, 2010, in the Lake County Recorder's Office, State of Indiana, is hereby released.

Dated this 11 day of January, 2011.

ATTORNEY FOR CLAIMANT:
Kelly Law Offices

By: Joseph G. Bombagetti
Print: Joseph G. Bombagetti
Attorney No.: 28417-45



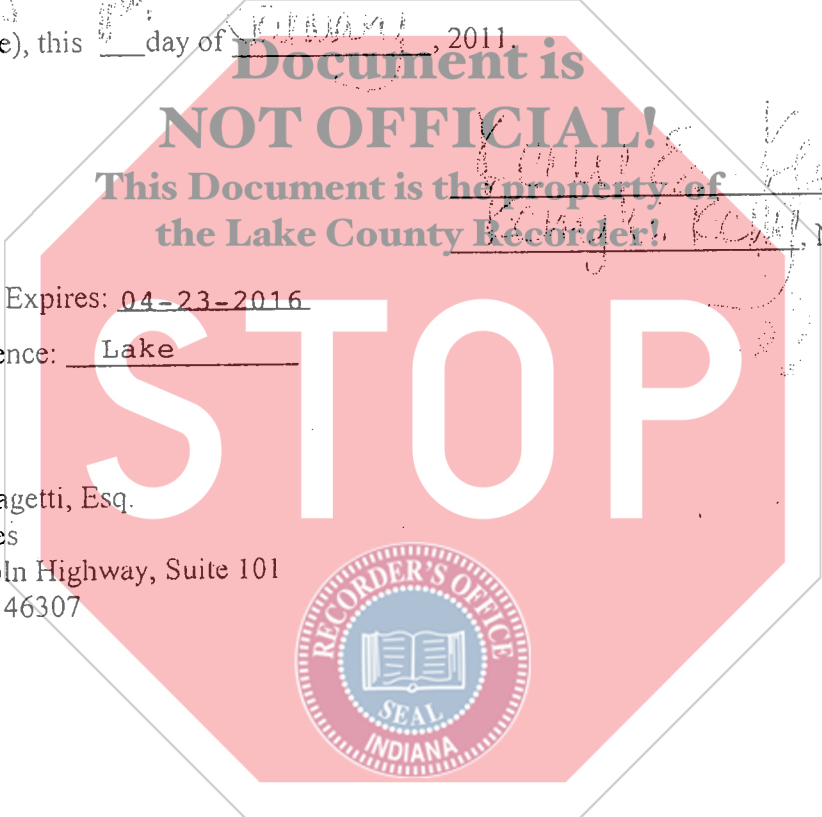
AFFIRMATION

I affirm, under the penalties for perjury, that the foregoing representations are true, and that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

By: Joseph G. Bombagetti
Print: Joseph G. Bombagetti

Subscribed and Sworn to before me, a notary public in Lake (county),

IN (state), this 17 day of January, 2011.



My Commission Expires: 04-23-2016

County of Residence: Lake

Prepared by:
Joseph G. Bombagetti, Esq.
Kelly Law Offices
5521 West Lincoln Highway, Suite 101
Crown Point, IN 46307

[Faint handwritten notes and signatures in the right margin]

3

LAKE COUNTY
FILED FOR RECORD

2011 000264

2011 JAN -5 AM 8:37

MICHAEL J. HAN
RECORDER

1/5/11

RECORDING REQUESTED BY)
Landmark Signs, Inc.)
WHEN RECORDED MAIL TO)
NAME: Kelly Law Offices)
STREET ADDRESS: 5521 W. Lincoln Hwy)
CITY, STATE: Crown Point IN 46307)



NOTICE OF MECHANIC'S LIEN

Pursuant to I.C. 32-28-3-1 *et seq.*, the undersigned claimant brings this Notice of Mechanic's Lien, and states as follows:

The undersigned claimant, Landmark Signs, Inc. whose address is 7424 Industrial Avenue, Chesterton, Indiana, claims a Mechanic's Lien upon the following described real property: City of Crown Point, County of Lake, State of Indiana, commonly known as 55 West 94th Place, Crown Point, Indiana 46307.

The sum of \$18,927.55, together with interest thereon at the highest legal rate per annum from October 29, 2010, is due claimant for the following work, equipment and/or materials furnished by claimant: Designed, fabricated, and installed (1) DFIL ground sign including foundation and (1) set of plex FCO letters and logo with digital print graphics.

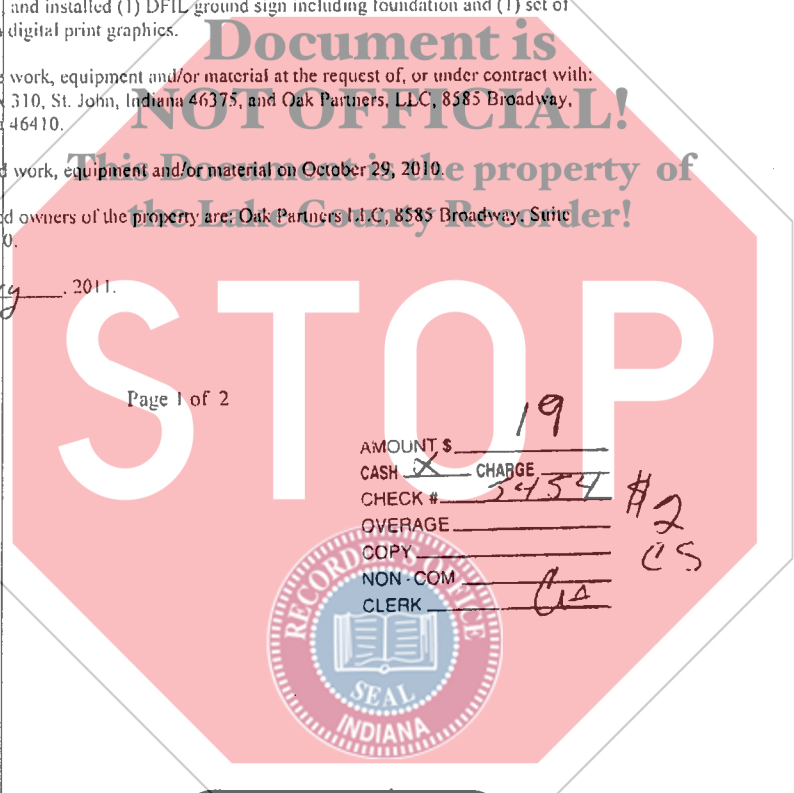
Claimant furnished the work, equipment and/or material at the request of, or under contract with: G & K Development, P.O. Box 310, St. John, Indiana 46375, and Oak Partners, LLC, 8585 Broadway, Suite 680, Merrillville, Indiana 46410.

Claimant last furnished work, equipment and/or material on October 29, 2010.

The owners and reputed owners of the property are: Oak Partners LLC, 8585 Broadway, Suite 680, Merrillville, Indiana 46410.

Dated this 5 day of January, 2011.

Page 1 of 2



AMOUNT \$ 19
CASH CHARGE
CHECK # 3434
OVERAGE _____
COPY _____
NON-COM _____
CLERK CA

#2
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ATTORNEY FOR CLAIMANT:
Kelly Law Offices

By: Joseph G. Bombagetti
Print: Joseph G. Bombagetti
Attorney No.: 28417-45

AFFIRMATION

I affirm, under the penalties for perjury, that the foregoing representations are true, and that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

By: Joseph G. Bombagetti
Print: Joseph G. Bombagetti

Subscribed and Sworn to before me, a notary public in Lake (county) Indiana (state),
this 5th day of January, 2011.

Janet R. Kozub
Janet R. Kozub, Notary Public

My Commission Expires: 10-2-13
County of Residence: Lake

Prepared by:
Joseph G. Bombagetti, Esq.
Kelly Law Offices
5521 West Lincoln Highway, Suite 101
Crown Point, IN 46307

**Document is
NOT OFFICIAL!**

**This Document is the property of
the Lake County Recorder!**

STOP

Page 2 of 2



2
2

STATE OF INDIANA)
)SS:
COUNTY OF LAKE)

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2011-060359 2011 OCT 28 PM 3:00
SWORN STATEMENT OF INTENTION TO HOLD LIEN
NOTICE OF MECHANIC'S LIEN
MICHAEL J. FAJMAN
RECORDER

2011-060359
10/28/11

TO: CROWN POINT VA COMPANY LLC. and CARNEGIE MANAGEMENT AND
DEVELOPMENT CORPORATION 27500 Detroit Road Ste 300 Westlake, Ohio 44145

The undersigned, being first duly sworn, makes this sworn statement of intention to hold a lien upon the property described below and says that:

1. The undersigned, MECHANICAL TEST & BALANCE, INC. by its President James Larsen intends to hold a lien on land commonly known as 9301 Madison Street Crown Point, Indiana 46307, and adjoining parcels therein, Crown Point, Indiana, which property is more particularly and legally described as follows:

Lots 1,5,6,7,8, and 9 in the Secondary Plat of Crownhurst Centre, Unit-2, as recorded in Plat Book 94, page 3, in the Office of the Recorder of Lake County, Indiana, and

as also shown in Plat Book 104, page 33 in the Office of the Recorder of Lake County, Indiana,

as well as on all buildings, other structures and improvements located thereon or connected therewith for work and labor done and for materials and machinery furnished by the undersigned in the erection, construction, altering, repairing and removing of said buildings, structures and improvements for such work and labor and for such materials and machinery.

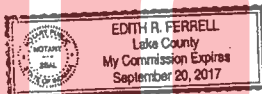
2. The amount claimed under this statement is Sixteen Thousand and no/100 Dollars (\$16,000.) Dollars, plus interest and attorneys fees.

3. The work and labor were done and the materials and machinery were furnished by the undersigned within the last 90 days.

Mechanical Test & Balance Inc.
By: *[Signature]*
James Larsen-President,
c/o Attorney J. J. Stankiewicz,
7870 Broadway, Merrillville, IN 46410
"CLAIMANT"

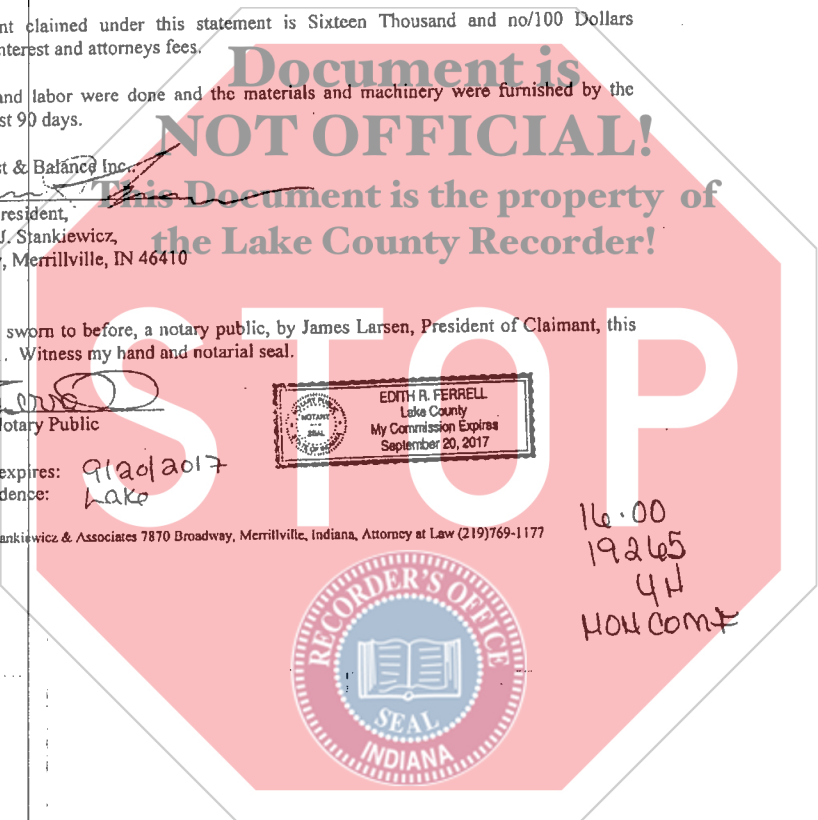
Subscribed and sworn to before, a notary public, by James Larsen, President of Claimant, this 26th day of October 2011. Witness my hand and notarial seal.

[Signature]
Edith Ferrell, Notary Public



(Seal) My commission expires: 9/20/2017
County of Residence: Lake

Return to: J. J. Stankiewicz & Associates 7870 Broadway, Merrillville, Indiana, Attorney at Law (219)769-1177



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41
HOW COME



CLERK'S MAILING OF ADDITIONAL NOTICE
OF MECHANIC'S LIEN

I hereby certify that I have within three business days after recording, mailed a duplicate of this notice, first-class, postage prepaid, to the within named property owner at their last address as shown on Auditor's records; same being listed:

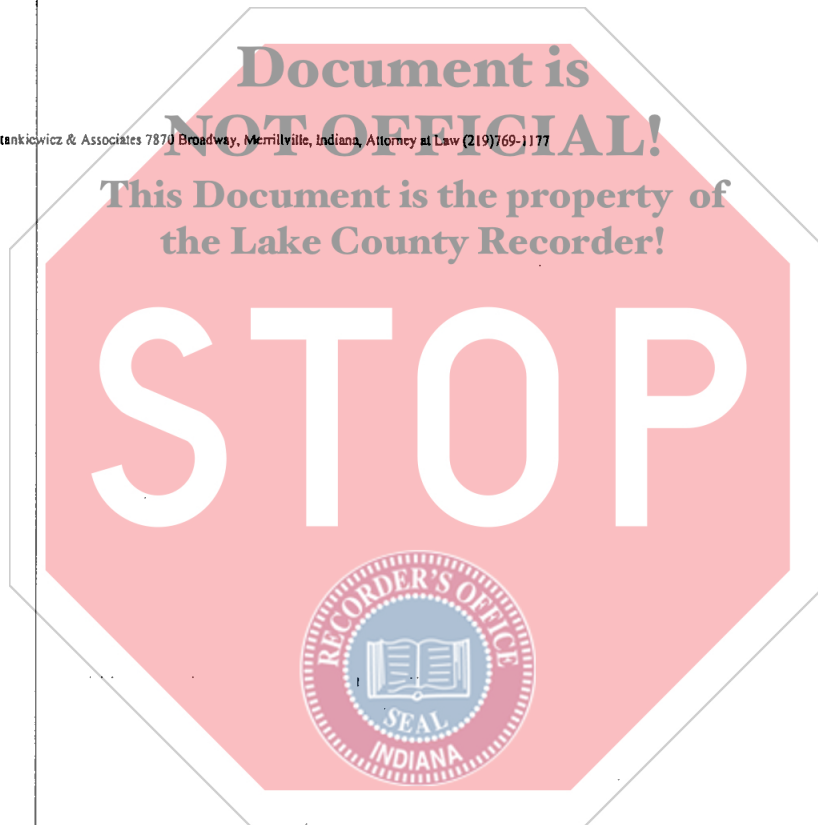
**CROWN POINT VA COMPANY LLC.
CARNEGIE MANAGEMENT AND DEVELOPMENT CORPORATION
27500 Detroit Road Ste 300
Westlake, Ohio 44145**

_____ 2011

Recorder of Lake County
MICHELLE R. FAJMAN

By: _____
Deputy

This instrument prepared by J. J. Stankiewicz & Associates 7870 Broadway, Merrillville, Indiana, Attorney at Law (219)769-1177



2

**SWORN STATEMENT OF INTENTION TO HOLD LIEN
(NOTICE OF MECHANIC'S LIEN)**

To: Carnegie Management
27500 Detroit Road
Westlake, OH 44145

and

Welty Building Company
3421 Ridgewood Road, Suite 200
Fairlawn, OH 44333
Attention: Jeff Floyd and/or Dave Pyott

2011 073224

12/19/11

STATE OF INDIANA, COUNTY OF LAKE, SS:

The undersigned being first duly sworn, upon his oath, under the penalties for perjury, makes this Sworn Statement of Intention to Hold a Lien upon the property described below and says that:

1. The undersigned, Todd M. Adams, President of Adams Masonry, Inc. at 992 Richard Road, Indiana, intends to hold a lien on land commonly known as VA Crown Point Indiana, 9301 Madison Street, Crown Point, IN 46307, and legally described as follows:

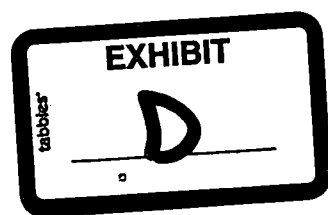
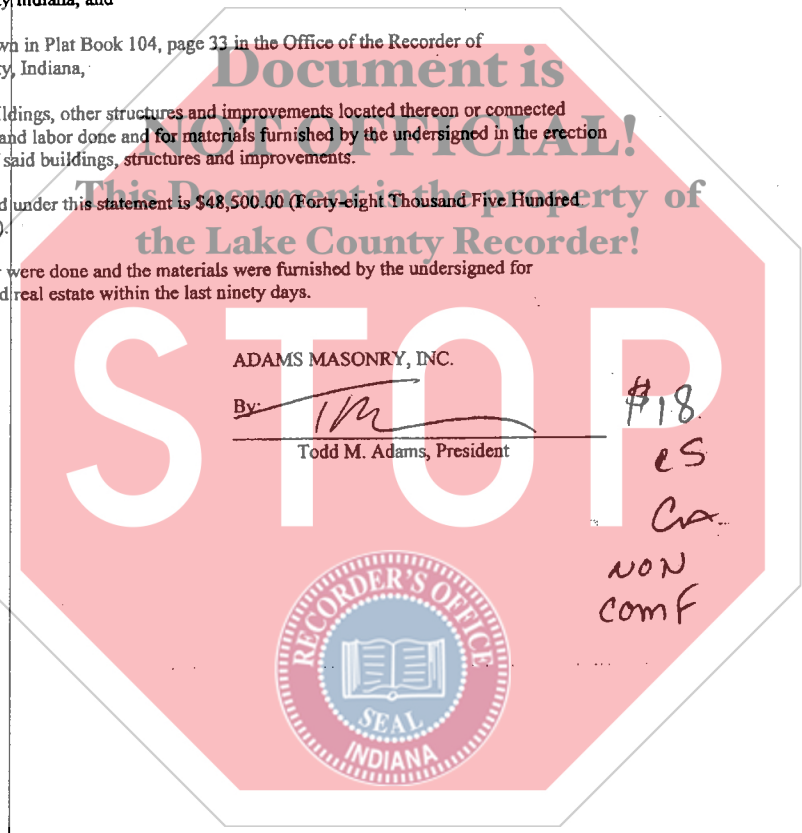
Lots 1, 5, 6, 7, 8, and 9 in the Secondary Plat of Crownhurst Centre, Unit 2, as recorded in Plat Book 94, page 3, in the Office of the Recorder of Lake County, Indiana, and

as also shown in Plat Book 104, page 33 in the Office of the Recorder of Lake County, Indiana,

as well as on all buildings, other structures and improvements located thereon or connected therewith for work and labor done and for materials furnished by the undersigned in the erection and construction of said buildings, structures and improvements.

2. The amount claimed under this statement is \$48,500.00 (Forty-eight Thousand Five Hundred and 00/100 Dollars).
3. The work and labor were done and the materials were furnished by the undersigned for improvement of said real estate within the last ninety days.

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2011 DEC 19 AM 9:29
REC'D
T. J. HAN



Before me, a Notary Public in and for said County and State, personally appeared Todd M. Adams, President of Adams Masonry, Inc., who acknowledged the execution of the foregoing Sworn Statement and Notice of Intention to Hold Mechanics Lien, and who, having been duly sworn, under the penalties of perjury, stated that the facts and matters therein set forth are true and correct.

Witness my hand and Notarial Seal this 13 day of December, 2011
[Signature]
Notary Public

My Commission expires: 5-15-15
County of Residence: Lake

