

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 028388

2014 MAY 16 PM 2:47

MICHAEL B. BROWN
RECORDER

MAIL TAX BILLS TO:
First Financial Collateral, Inc.
751 City Center Drive
Carmel, IN 46032

Tax Id No. 45-12-15-154-001.000-030
45-12-15-154-002.000-030
45-12-15-154-003.000-030
45-12-15-154-004.000-030
45-12-15-154-005.000-030
45-12-15-154-006.000-030
45-12-15-154-007.000-030
45-12-15-154-008.000-030
45-12-15-154-009.000-030
45-12-15-154-010.000-030
45-12-15-105-018.000-030

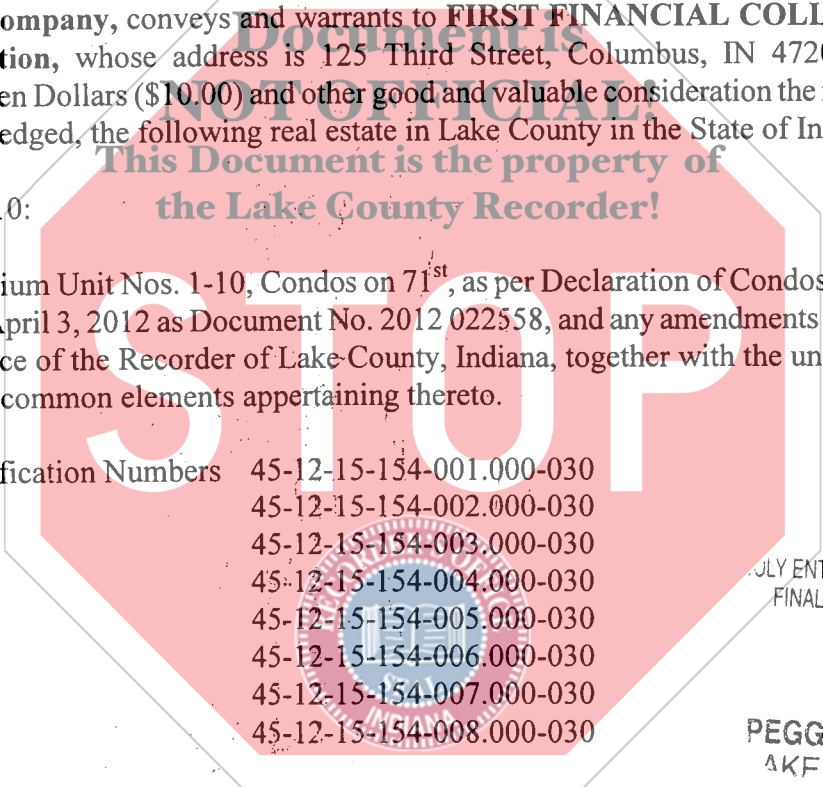
WARRANTY DEED

This indenture witnesseth that **RED BRICK INVESTMENT PROPERTIES, LLC**, an Indiana limited liability company, conveys and warrants to **FIRST FINANCIAL COLLATERAL**, an Indiana corporation, whose address is 125 Third Street, Columbus, IN 47201, 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:

Parcels 1-10:

Condominium Unit Nos. 1-10, Condos on 71st, as per Declaration of Condos on 71st recorded April 3, 2012 as Document No. 2012 022558, and any amendments thereto, in the Office of the Recorder of Lake County, Indiana, together with the undivided interest in common elements appertaining thereto.

Tax Identification Numbers 45-12-15-154-001.000-030
45-12-15-154-002.000-030
45-12-15-154-003.000-030
45-12-15-154-004.000-030
45-12-15-154-005.000-030
45-12-15-154-006.000-030
45-12-15-154-007.000-030
45-12-15-154-008.000-030



PARTIALLY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

MAY 16 2014

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

AMOUNT \$ 22.00
CASH _____ CHARGE _____
CHECK # 3015
OVERAGE _____
COPY _____
NON-COM _____
CLERK CP

012749

45-12-15-154-009.000-030
45-12-15-154-010.000-030

Commonly known as East 71st Avenue #1-#10, Merrillville, IN 46410

Parcel 11:

The East 172 feet of the following described parcel: Part of the West ½ of the Northwest ¼ of Section 15, Township 35 North, Range 8 West of the 2nd Principal Meridian, described as: Commencing at a point on the North line of Pierce Avenue, which is 1041.40 feet North and 251.50 feet West of the Southwest corner of the Northwest ¼ of said Section; thence East 251.50 feet to the center of Catherine Street; thence North in the center of Catherine Street 91.70 feet; thence West 251.50 feet; thence South 92.00 feet to the point of beginning, in Lake County, Indiana.

Tax Identification Number 45-12-15-105-018.000-030

Commonly known as 7090 Catherine St., Merrillville, IN 46410.

This deed is an absolute conveyance of title in effect as well as in form and is not intended as a mortgage, trust conveyance, or security of any kind. This consideration therefore is full release of all debts, notes, obligations, costs and charges except as provided in the Agreement for Deed and Estoppel, and Solvency and Mechanic's Lien Affidavit heretofore subsisting on account and by the terms of certain mortgage heretofore existing on the property herein conveyed, executed by Red Brick Investment Properties, LLC, as Grantor, dated March 3, 2006, and recorded March 9, 2006, as Document No. 2006-019448, in the Office of the Recorder of Lake County, Indiana, this conveyance completely satisfying said obligations and terminating said mortgage and the note secured thereby and any effect thereof in all respects except that said principal sum of \$324,228.52 and the interest due and to accrue due thereon, shall not merge in the equity of redemption of said premises, but shall be kept alive and on foot as a charge thereon so as to protect Lender against all encumbrances, charges and estate, if any such there be, subsequent to said mortgage. Grantor declares that this conveyance is freely and fairly made, and that there are no agreements, oral or written, other than the agreements between Grantor and Grantee with respect to said land, the consideration to be paid to Grantee by Grantor, and the current status of title thereon.

Subject To: All unpaid real estate taxes and assessments for 2013 and payable 2014, and for all real estate taxes and assessments for all subsequent years.

Subject To: All covenants, easements, rights-of-way, building lines, highways, roads, street, alleys and other restrictions of beneficial use and enjoyment of record and general and special exceptions contained in Schedule B to Meridian Title Commitment No. 13-4158 obtained by Bank on March 21, 2014, and all facts and matters affecting legal and equitable ownership and possession of the real estate which would be, or should have been, revealed and disclosed by an accurate survey of the real estate described above.

Grantor specifically warrants the title to said property against the lawful claims of any and all persons claiming or to claim the same or any part thereof by, through or under Grantor.

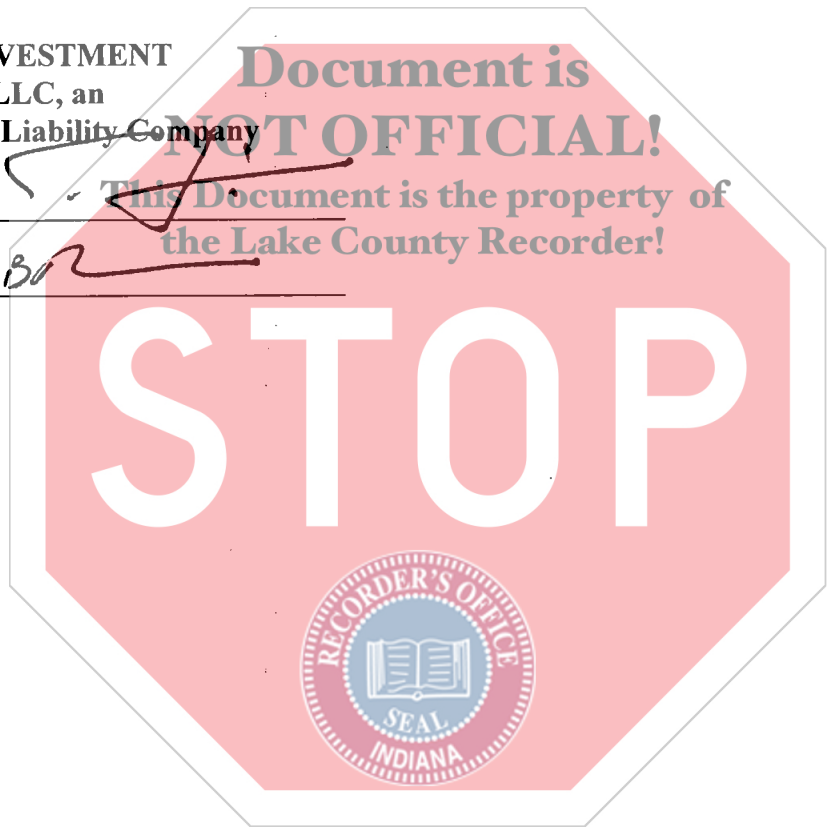
Dated this 16th day of May, 2014.

**RED BRICK INVESTMENT
PROPERTIES, LLC, an
Indiana Limited Liability Company**

By: _____

Its: _____

MBR

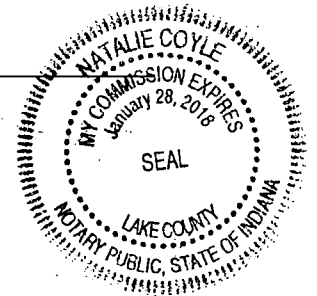


STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

I, Natalie Coyle, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **MINAS E. LITOS**, who is personally known to me to be the Managing Member of **RED BRICK INVESTMENT PROPERTIES, LLC, AN INDIANA LIMITED LIABILITY COMPANY**, is the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free, voluntary and duly authorized act of said limited liability company for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 16th day of May, 2014.

Natalie Coyle
Natalie Coyle, Notary Public



My Commission Expires: 1/28/18
County of Residence: Lake

NOT OFFICIAL!
This Document is the property of
the Lake County Recorder!

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. (Jared R. Tauber, Esq.)

This Instrument Prepared by:
Jared R. Tauber, Esq.
Tauber Law Offices
1415 Eagle Ridge Drive
Scherville, IN 46375
(219) 865-6666

