

2014 029721

2014 MAY 22 PM 1:44

MICHAEL B. BROWN
RECORDER

QUITCLAIM DEED

THIS INDENTURE WITNESSETH, That **The Gates of St. John Homeowner's Association, Inc.** ("Grantor"), CONVEYS AND QUITCLAIMS to **Jacob W. Gurtler and Candie Lotton, husband and wife** ("Grantee") in consideration of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, the following Real Estate in St. John, Lake County, Indiana, to-wit:

See attached *Exhibit A*.


Transfer for no consideration to adjacent property owner

The undersigned Persons executing this Deed represent and certify on behalf of the Grantor, that the Undersigned are duly authorized managing members of the Grantor and have been fully empowered by proper Resolution, or the Operating Agreement 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 entity capacity to convey the real estate described, and that all necessary entity action for the making of this conveyance has been duly taken. Grantor does hereby certify that no gross income tax is due by virtue of this conveyance.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 20th day of May, 2014.

The Gates of St. John Homeowner's Association, Inc.

By: *Phillippe Builders, Inc.*, President

By: 
D. Robert Phillippe, President

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared D. Robert Phillippe on behalf of the respective entities, and acknowledged 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.

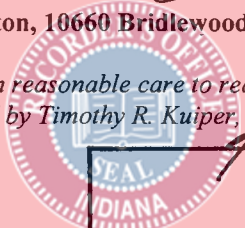
Witness my hand and Notarial Seal this 20th day of May, 2014.

My Commission Expires: 5-21-19
Resident of Lake County, Indiana


Notary Public

Mail tax bills to: **Jacob W. Gurtler and Candice Lotton, 10660 Bridlewood, St. John, Indiana 46373**

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law and this document was prepared by Timothy R. Kuiper, AUSTGEN KUIPER JASAITIS P.C., 130 N. Main Street, Crown Point, Indiana 46307.



TIMOTHY R. KUIPER
NOTARY PUBLIC
SEAL
STATE OF INDIANA
LAKE COUNTY
MY COMMISSION EXPIRES MAY 21, 2019

JULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AMOUNT \$ 18.00
CASH _____
CHECK # 23155 CHARGE _____
OVERAGE _____
COPY _____
NON-COM _____
CLERK cp

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR
MAY 22 2014

012888

Exhibit A

THAT PART OF OUTLOT 1456 IN THE GATES OF ST. JOHN, UNIT 1A, RECORDED OCTOBER 30, 2006 AS DOCUMENT NUMBER 2006094843 BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT; THENCE SOUTH 00 DEGREES 01 MINUTES 48 SECONDS EAST, 73.48 FEET TO THE SOUTHEAST CORNER OF SAID LOT; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 140.00 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 48 SECONDS WEST, 73.40 FEET TO THE NORTH LINE OF SAID LOT; THENCE NORTH 89 DEGREES 58 MINUTES 12 SECONDS EAST, 140.00 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.2360 ACRES, MORE OR LESS.

Parcel Number: part of 45-15-03-354-001.000-015

