

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 030129

2014 MAY 27 AM 9:00

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

THIS INDENTURE WITNESSETH, That HB Property Management, LLC, an Indiana limited liability company (Grantor) **CONVEY(S) AND WARRANT(S)** to Jeffery M. Novak and Lauri J. Novak, Husband and Wife (Grantee) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, State of Indiana:

Lot 15 in Krystal Oaks Estates, an Addition to the Town of Cedar Lake, as per plat thereof, recorded in Plat Book 97, page 14, in the Office of the Recorder of Lake County, Indiana.

Property address: 6404 West 127th Place, Cedar Lake, IN 46303

Tax ID No.: 45-15-23-227-016.000-043

Subject to Real Estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

The undersigned person(s) executing this deed on behalf of Grantor represent and certify that he/she/they is/are member(s) of Grantor and has/have been fully empowered, by proper resolution or by the Operating Agreement, to execute and deliver this deed; that Grantor has full capacity to convey the real estate described herein; that the Grantor is a limited liability company in good standing in the State of Indiana; and that all necessary action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has executed this deed this 16th day of May, 2014.

HB Property Management, LLC, an Indiana limited liability company

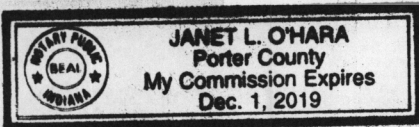
Venice Hall, Member
By Venice Hall, Member

STATE OF INDIANA)

COUNTY OF Lake)

Before me, a Notary Public in and for said County and State, personally appeared Venice Hall, Member of HB Property Management, LLC, an Indiana limited liability company, who acknowledged the 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 on the 16th day of May, 2014.



Printed Name of Notary Public: Janet L. O'Hara
Resident of Porter County, Indiana
My Commission expires: 12/1/2019

Prepared by: Timothy R Kuiper
Austgen Kuiper Jasaitis P.C., 130 North Main Street, Crown Point, IN 46307

Grantee's Address and Tax Billing Address: 6404 West 127th Place, Cedar Lake IN 46303

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Janet L O'Hara File No. 920141009

Return to: 6404 West 127th Place, Cedar Lake IN 46303

**FIDELITY NATIONAL
TITLE COMPANY**

92014-1009

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

MAY 22 2014

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR
02159

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FN
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