

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 030137

2014 MAY 27 AM 9:00

Parcel No. 45-11-34-326-002.000-035

MICHAEL S. BROWN
RECORDER
CORPORATE WARRANTY DEED

THIS INDENTURE WITNESSETH, that **AMERICAN DREAM BUILDERS OF NORTHWEST INDIANA LLC**, (Grantor), a corporation organized and existing under the laws of the State of Indiana CONVEYS AND WARRANTS to **WYNGATE DEVELOPMENT II, LLC, an Indiana limited liability company**, (Grantee) of Lake County, in the State of Indiana, for the sum of Ten and 00/100 Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

Lot 528 in Renaissance, Unit 4, as per plat thereof, recorded in Plat Book 101, page 80, in the Office of the Recorder of Lake County, Indiana.

Subject to all real estate taxes payable.

Grantor does hereby certify that no gross income tax is due by virtue of this conveyance.

Subject to any and all easements, agreements and restrictions of record. The address of such real estate is commonly known as **9173 West 97th Place, St. John, IN 46373.**

Tax bills should be sent to Grantee at such address unless otherwise indicated below.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate 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.

AMERICAN DREAM BUILDERS OF NORTHWEST INDIANA LLC
(SEAL) ATTEST: (SEAL) Grantor:
By: Signature Ilija Pecoski, Member
Printed Name and Office

STATE OF INDIANA }
COUNTY OF LAKE } SS: ACKNOWLEDGMENT

Before me, a Notary Public in and for said County and State, personally appeared Ilija Pecoski Member, who acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 16th day of May, 2014

My Commission Expires: 3-14-15
Signature Shannon Stiener
Printed: Shannon Stiener, Notary Public
Resident of Lake County, Indiana

SHANNON STIENER
Lake County
My Commission Expires
March 14, 2015

This instrument prepared by MARK A. PSIMOS, 9219 Broadway, Merrillville, Indiana, Attorney at Law No legal opinion given or rendered.
Return deed to 9241 Blaine, Crown Point, IN 46307
Send tax bills to 9241 Blaine, Crown Point, IN 46307

\$16
FW
Ca

Fidelity National Title recorded this document as an accommodation. Fidelity did not examine the document or the title of the real estate affected.

M52014-037

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

02154

MAY 22 2014

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR