

2014 048969

2014 AUG 14 AM 10:14

MICHAEL B. BROWN  
RECORDER

WARRANTY DEED

TAX: I.D. NO. 45-07-27-105-013.000-026

THIS INDENTURE WITNESSETH, That WILLIAM L. KAGY AND JOYCE A. KAGY, GRANTORS of LAKE County in the State of INDIANA, CONVEYS AND WARRANTS to JAV PROPERTIES LLC, of LAKE County in the State of INDIANA, as GRANTEE in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana:

LOT 25 IN BLOCK 1 AS MARKED AND LAID DOWN ON THE RECORDED PLAT OF PETTIT PARK FOURTH ADDITION, IN THE TOWN OF HIGHLAND, AS THE SAME APPEARS OF RECORD IN PLAT BOOK 35, PAGE 30, IN THE RECORDER'S OFFICE OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 9033 COTTAGE GROVE PLACE, HIGHLAND, IN 46322

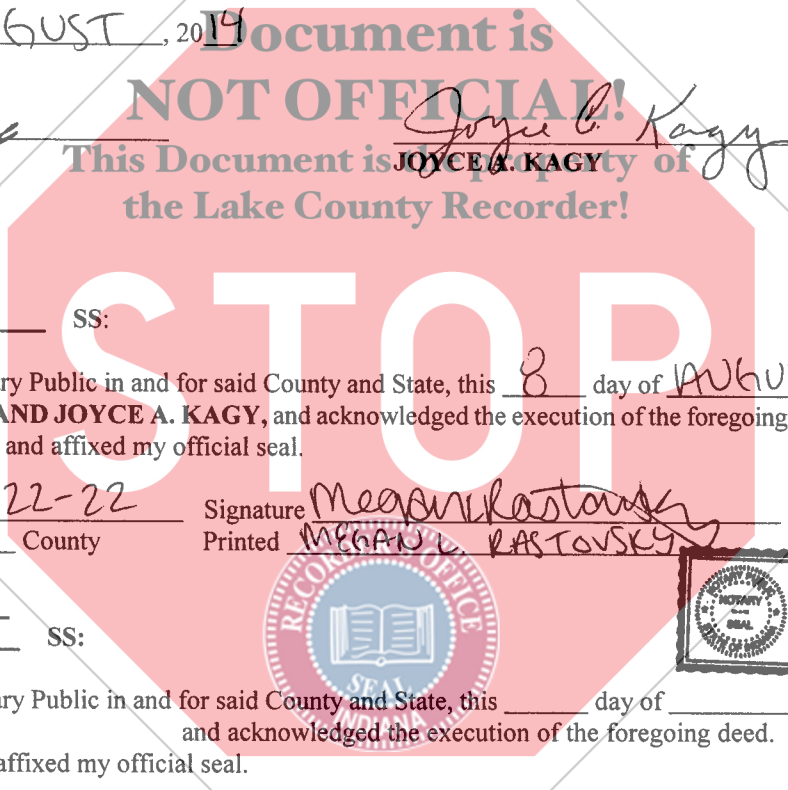
SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2013 TAXES PAYABLE 2014, 2014 TAXES PAYABLE 2015, AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

Dated this 8 day of AUGUST, 2014

William L. Kagy  
WILLIAM L. KAGY

Joyce A. Kagy  
JOYCE A. KAGY



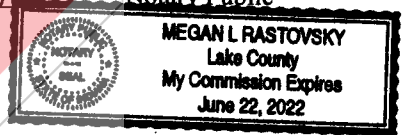
STATE OF INDIANA  
COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 8 day of AUGUST, 2014, personally appeared: WILLIAM L. KAGY AND JOYCE A. KAGY, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: 6-22-22  
Resident of LAKE County

Signature Megan L. Rastovsky  
Printed MEGAN L. RASTOVSKY

Notary Public



STATE OF INDIANA  
COUNTY OF LAKE SS:

Before me, the undersigned, a Notary Public in and for said County and State, this \_\_\_ day of \_\_\_, 20\_\_\_, personally appeared: \_\_\_ and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: \_\_\_\_\_  
Resident of \_\_\_\_\_ County

Signature \_\_\_\_\_  
Printed \_\_\_\_\_, Notary Public

This instrument prepared by: **PATRICK J. McMANAMA, Attorney at Law, ID No. 9534-45**  
No legal opinion given to Grantor. All information used in preparation of document was supplied by title company.

COMMUNITY TITLE COMPANY  
FILE NO 1416376

RETURN DEED TO: **GRANTEES**  
GRANTEE'S STREET OR RURAL ROUTE ADDRESS: **9033 COTTAGE GROVE PLACE, HIGHLAND, IN 46322**  
SEND TAX BILLS TO: **GRANTEES**

*161  
CM  
DM*

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.

Megan L. Rastovsky  
Signature of Preparer

MEGAN L. RASTOVSKY  
Printed Name of Preparer

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

AUG 13 2014

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

03428