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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 051221

2014 AUG 26 AM 11:08

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

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THIS INDENTURE WITNESSETH, That VP Properties LLC (Grantor) **CONVEY(S) AND WARRANT(S)** to Roy F. Corrigan, Jr. and Diane C. Corrigan, 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:

SEE ATTACHED EXHIBIT "A"

Property address: 9110 West 103rd Place, St John, IN 46373

Tax ID No.: 45-15-03-181-019.000-015

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 8th day of August, 2014.

VP Properties LLC


By D. Robert Phillippe, Sole Member

STATE OF INDIANA


COUNTY OF LAKE



Before me, a Notary Public in and for said County and State, personally appeared D. Robert Phillippe, Sole Member, of VP Properties LLC, 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 8th day of August, 2014.




Printed Name of Notary Public: Brenda Sohovich
Resident of Porter County, Indiana
My Commission expires: 12/28/2014

Prepared by: Dena Phillips Farling for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address:
9110 West 103rd Place
St. John, IN 46373

03746

#20
CT
CS

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AUG 22 2014

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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 Leslene Kurdalak. File No. 1401518

Return to: _____



Exhibit "A"

File No. 1401518

TRACT 252: PART OF LOT "C" IN THE GATES OF ST. JOHN, UNIT 6B, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 102, PAGE 59, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT; THENCE SOUTH 89 DEGREES 06 MINUTES 54 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT, 102.20 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUING SOUTH 89 DEGREES 06 MINUTES 54 SECONDS EAST, 145.32 FEET TO THE NORTHEAST CORNER OF SAID LOT; THENCE SOUTH 00 DEGREES 53 MINUTES 06 SECONDS WEST ALONG THE EAST LINE OF SAID LOT; 89.83 FEET; THENCE SOUTH 64 DEGREES 42 MINUTES 31 SECONDS WEST, 165.38 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT; THENCE NORTHWESTERLY ALONG SAID SOUTHWESTERLY LINE, BEING A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 60.00 FEET, HAVING A CHORD BEARING OF NORTH 51 DEGREES 34 MINUTES 59 SECONDS WEST, 45.55 FEET; THENCE NORTH 16 DEGREES 00 MINUTES 07 SECOND EAST, 141.01 FEET TO THE POINT OF BEGINNING, CONTAINING 0.4885 ACRES, MORE OR LESS.

