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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 065720

2015 SEP 23 PM 1:17

MICHAEL B. BROWN  
RECORDER

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

SEP 23 2015

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

**Document is**  
**LIMITED LIABILITY COMPANY WARRANTY DEED**  
**NOT OFFICIAL!**

**Know all Men by these presents:** That Real Estate Holdings LLC, an Indiana Limited Liability Company Herein called "Grantor" **Recorder!**

For and in consideration of ten and no/100 Dollars, and other good and valuable consideration, to it in hand paid by the party of parties identified below as Grantee hereunder, by these presents does grant, bargain, and sell unto:

**Roman Cerda and Ignacio Cerda**

Called Grantee. All that certain real property situated in Lake County, Indiana and more particularly described as follows:

**Legal Description: The West 40 feet of Lot 2 in South Fields Addition, in the City of Hammond, as per plat thereof, recorded in Plat Book 14 page 13, in the Office of the Recorder of Lake County, Indiana**

Permanent Tax Number- **45-07-07-201-043,000-023**

Commonly known as: **1323 170<sup>th</sup> Street Hammond, IN 46324**

To Have and to Hold the above described premises, together with all the rights and appurtenances thereto in any wise belonging, unto the said Grantee, his heirs or successors and assigns forever, subject to: (a) covenants, conditions and restrictions of record; (b) Private, public and utility easements and roads and highways. If any; (c) party wall rights and agreements, if any; (d) existing leases and tenencies, if any; (e) special taxes or assessments for improvements not yet completed, if any; (f) installments not due at the date hereof of any special tax or assessments for improvements heretofore completed, if any; (g) general real estate taxes; (h) building code violations and judicial proceedings relating thereto, if any; (i) existing zoning regulations; (j) encroachments if any, as may be disclosed by a plat of survey; (k) drainage ditches, drain tiles, feeders, laterals and underground pipes, if any; and (l) all mineral rights and easements in favor of mineral estate.

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Subject as aforesaid, Grantor does hereby bind itself and its successors and assigns to warrant and forever defend all and singular the said premises unto the said Grantee. His heirs or successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, by, through, or under GRANTOR but not otherwise.

IN WITNESS WHEREOF, Grantor has caused the foregoing Limited Liability Company Warranty Deed to be executed this 22 day of September, 2015.

By Tomi Marc Johnson  
Written signature

Tomi Marc Johnson  
Printed name and Title

**Document is NOT OFFICIAL!**

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.

Name IC

STATE OF IL  
COUNTY OF COOK SS:

Before me, a Notary Public in and for said County and State, personally appeared Tomi Johnson for Real Estate Holdings who 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 22 day of September, 2015.

My commission expires: 5/27/2018

Signature: Matthew Larimore  
Printed Name: Matthew Larimore



Address of Property: **1323 170<sup>th</sup> Street Hammond, IN 46324**  
Permanent Tax Number: **45-07-07-401-043.000-023**

This instrument prepared by:  
Real Estate Holdings  
55 E Monroe Street  
Chicago, IL 60603