

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 070393

2015 OCT 16 AM 10:03

MICHAEL B. BROWN  
RECORDER

**WARRANTY DEED**  
(Corporate)

This indenture witnesseth that **McFARLAND HOMES VI, LLC**, an Indiana limited liability company, conveys and warrants to Donald J. Sadowski and Sharon M. Sadowski, husband and wife, of Lake County, State of Indiana, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

**SEE ATTACHED LEGAL DESCRIPTION**

Commonly known as: 9732A W 130<sup>th</sup> Ave, Cedar Lake, IN 46303

Parcel ID No. 45-15-21-429-015.000-014

Subject To: All unpaid real estate taxes and assessments, including Solid Waste, Conservancy District, Clean Water Act fees, Storm Water fees and Ditch Assessment, if any, for 2014 payable in 2015, and for all real estate taxes and assessments, including Solid Waste, Conservancy District, Clean Water Act fees, Storm Water fees and Ditch Assessment for all subsequent years.

Subject To: All easements, claims of easements, conditions, restrictions, covenants, limitations and building setback lines contained in prior instruments of record, and for all building and zoning ordinances.

Subject To: Assessments, public or private, if any, which appear of record.

Subject To: Reservations, leases or exceptions for minerals or mineral rights, if any, which appear of record.

Subject To: Building setback requirements as shown on the plat of the subdivision.

Subject To: Easement for public utilities and/or drainage as shown on plat.

GRANTEES' ADDRESS:

9732A W 130<sup>th</sup> Ave  
Cedar Lake, IN 46303

MAIL TAX BILLS TO:

Donald J. Sadowski and Sharon M. Sadowski  
9732A W 130<sup>th</sup> Ave  
Cedar Lake, IN 46303

RETURN TO:

9732A W 130<sup>th</sup> Ave, Cedar Lake, IN 46303



Document is  
**NOT OFFICIAL!**  
This Document is the property of  
the Lake County Recorder!

**FIDELITY NATIONAL  
TITLE COMPANY**

92015-2416

\$20.00  
M.E  
FW

22250

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

OCT 09 2015

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

Grantor hereby certifies under oath that no gross income tax is due by virtue of this Deed. The undersigned person executing this deed represents and certifies on behalf of the Grantor, that the undersigned, is the Manager of the Grantor and has been fully empowered by proper resolution, or by the by-laws of the Grantor, to execute and deliver this deed; that the Grantor is a limited liability company in good standing in the State of Indiana, and that the Grantor has full capacity to convey the real estate described; and that all necessary action for the making of this conveyance has been duly taken.

Dated this 30<sup>th</sup> day of September, 2015.

**McFARLAND HOMES VI, LLC**  
**BY: McFARLAND MANAGEMENT, LLC, MANAGER**

By: [Signature]  
**RONALD W. McFARLAND, President**

STATE OF INDIANA )  
                                  ) SS:  
COUNTY OF LAKE )

Before me, the undersigned, a Notary Public in and for said County and State, this 30<sup>th</sup> day of September, 2015 personally appeared **McFarland Homes VI, LLC by McFarland Management, LLC, Manager by Ronald W. McFarland, President**, who acknowledged execution of the foregoing Warranty Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

**This Document is the property of the Lake County Recorder!**  
IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year last above written.

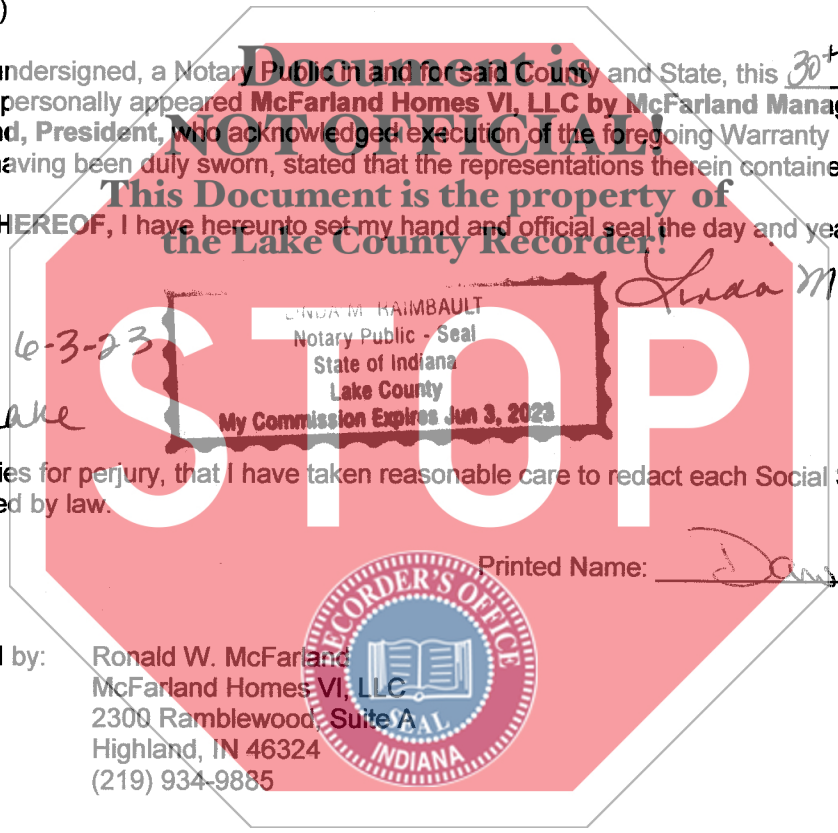
My Commission Expires: 6-3-23

County of Residence: Lake

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.

Printed Name: [Signature]

This instrument prepared by: **Ronald W. McFarland**  
**McFarland Homes VI, LLC**  
**2300 Ramblewood, Suite A**  
**Highland, IN 46324**  
**(219) 934-9885**



920152416

**EXHIBIT A**

Lot 273, Except the East 46.0 feet by parallel lines as measured along the South line thereof, in Monastery Woods, Phase 2, a subdivision in the Town of Cedar Lake, Indiana, as per plat thereof, recorded in Plat Book 100, Page 72, and corrected by an affidavit recorded as Document No. 2007 013042, in the Office of the Recorder of Lake County, Indiana.

