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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 070417

2015 OCT 16 AM 10:14

MICHAEL B. BROWN  
RECORDER

Tax ID Number(s):  
16-27-0253-0019

45-07-27-226-010.000-026

**WARRANTY DEED**

**THIS INDENTURE WITNESSETH THAT**

405, LLC

**CONVEY(S) AND WARRANT(S) TO**

**Garrett W. Martinez**, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Lake County, in the State of Indiana, to wit:

**SEE ATTACHED EXHIBIT "A"**

Subject to Real Estate taxes now due and payable and thereafter.

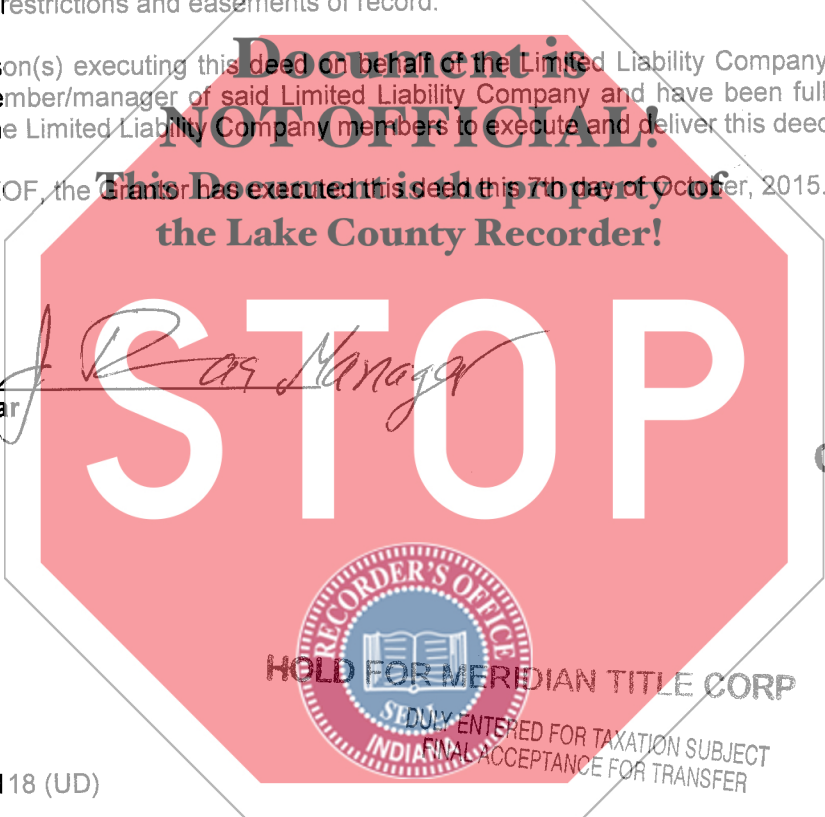
Subject to covenants, restrictions and easements of record.

The undersigned person(s) executing this deed on behalf of the Limited Liability Company represent and certify that they are a current member/manager of said Limited Liability Company and have been fully empowered by a proper meeting and vote of the Limited Liability Company members to execute and deliver this deed.

IN WITNESS WHEREOF, the Grantor has executed this deed this 7th day of October, 2015.

405, LLC

*By David J. Tokar as Manager*  
By: **David J. Tokar**  
Title: **Manager**



015898

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OCT 14 2015

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

20-  
MT  
am

State of Indiana, County of Lake ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named **David J. Tokar, Manager of 405, LLC** who acknowledged the execution of the foregoing Deed and who, having been duly sworn, stated that the representations therein contained are true.

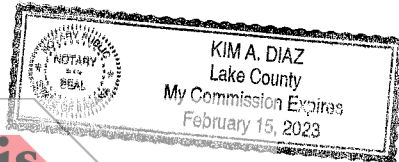
WITNESS, my hand and Seal this 7th day of October, 2015.

My Commission Expires: 2/15/2023

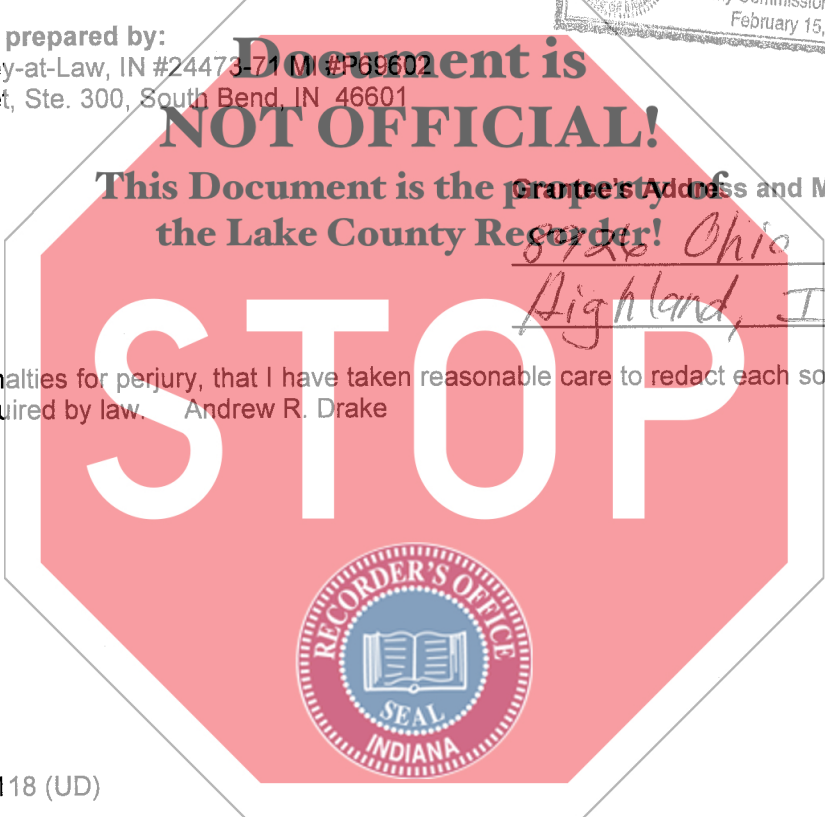
Kim A. Diaz  
Signature of Notary Public

Kim A. Diaz  
Printed Name of Notary Public

Lake, IN  
Notary Public County and State of Residence



**This instrument was prepared by:**  
Debra A. Guy, Attorney-at-Law, IN #24473-71 MI #369602  
202 S. Michigan Street, Ste. 300, South Bend, IN 46601



**Property Address:**  
8926 Ohio Place  
Highland, IN 46322

**Grantor's Address and Mail Tax Statements To:**  
8926 Ohio Place  
Highland, IN 46322

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. Andrew R. Drake

**EXHIBIT A**

All of Lot Numbered 19 as shown on the recorded plat of Ridgewood Heights Addition to the Town of Highland recorded in Plat Book 31 page 47 in the Office of the Recorder of Lake County, Indiana.



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