

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 070805

2015 OCT 19 AM 9:52

MICHAEL B. BROWN
RECORDER

2

WARRANTY DEED

Limited Liability Company

Mail tax bills to: Stephen M. Boudreau Tax Key No.: 45-15-34-476-001.000-014
5408 Fairview Avenue and ~~45-15-34-476-002.000-014~~
Downers Grove, IL 60515 affects part of the land and other real estate

NOT OFFICIAL!

This Document is the property of
the Lake County Recorder

This Indenture Witnesseth that ~~WATT & DONALDSON PROPERTIES, LLC~~, a limited liability company organized under the laws of the State of Indiana (GRANTOR), CONVEYS AND WARRANTS to **STEPHEN M. BOUDREAU**, (GRANTEE) of 5408 Fairview Avenue, Downers Grove, IL 60515 for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described Real Estate in the County of Lake, State of Indiana, to wit:

THE WEST 633.00 FEET OF THE NORTH 575.00 FEET OF THE PART OF GOVERNMENT LOT #4, LYING SOUTH OF AN EAST AND WEST ROAD KNOWN AS 147TH AVENUE IN SECTION 34, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE 2ND P.M. IN LAKE COUNTY, INDIANA, EXCEPT WEST 165.00 FEET AND THE EAST 198.00 FEET OF THE WEST 363.00 FEET OF THE NORTH 220.50 FEET THEREOF.

Commonly known as: 8311 W. 147th Avenue, Cedar Lake, IN 46303

Subject to: real estate taxes not due and payable, and covenants and restrictions of record, building lines of record and easements of record.

The undersigned person(s) executing this deed represent(s) and certify (certifies) on behalf of the Grantor, that (each of) the undersigned is a member 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 its origin and, where required, in the State where the subject real estate is situate; that the Grantor has full capacity to convey the real estate described; and that all necessary company action for the making of this conveyance has been duly taken.

**FIDELITY NATIONAL
TITLE COMPANY**

92015-23173

AMOUNT \$ 18- **FIDELITY HBT**
CASH CHARGE
CHECK# _____
OVERAGE _____
COPY _____
NON-CONF _____
DEPUTY SS

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

OCT 14 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

22307

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 2nd day of October, 2015.

WATT & DONALDSON PROPERTIES, LLC

by: *[Signature]*
Its Member

State of Indiana
County of Lake

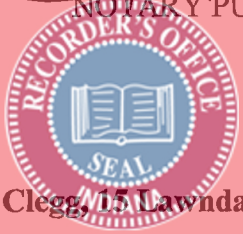
Document is NOT OFFICIAL!

Before me, *Susan Miedema*, a Notary Public in and for the County, in the State aforesaid, this 2nd day of October, 2015, personally appeared **MONTE J. WATT, member of WATT & DONALDSON PROPERTIES, LLC an Indiana limited liability company** who acknowledged the execution of the foregoing Warranty Deed and who, having been sworn, stated that any representations therein contained are true.



Susan Miedema
NOTARY PUBLIC

Commission expires *8/7/22*
County of Residence *Lake*



Instrument Prepared By: Marcia L. Clegg, 15 Lawndale Street, Hammond, IN 46324

I, MARCIA L. CLEGG, 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.

Mail To: Marcia L. Clegg
Clegg & Faulkner, P.C.
15 Lawndale Street
Hammond, IN 46324