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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 081831

2015 DEC -8 PM 12: 33

MICHAEL B. BROWN  
RECORDER

Tax ID Number(s):  
30-24-0227-0019

45-15-20-276-005.000-014

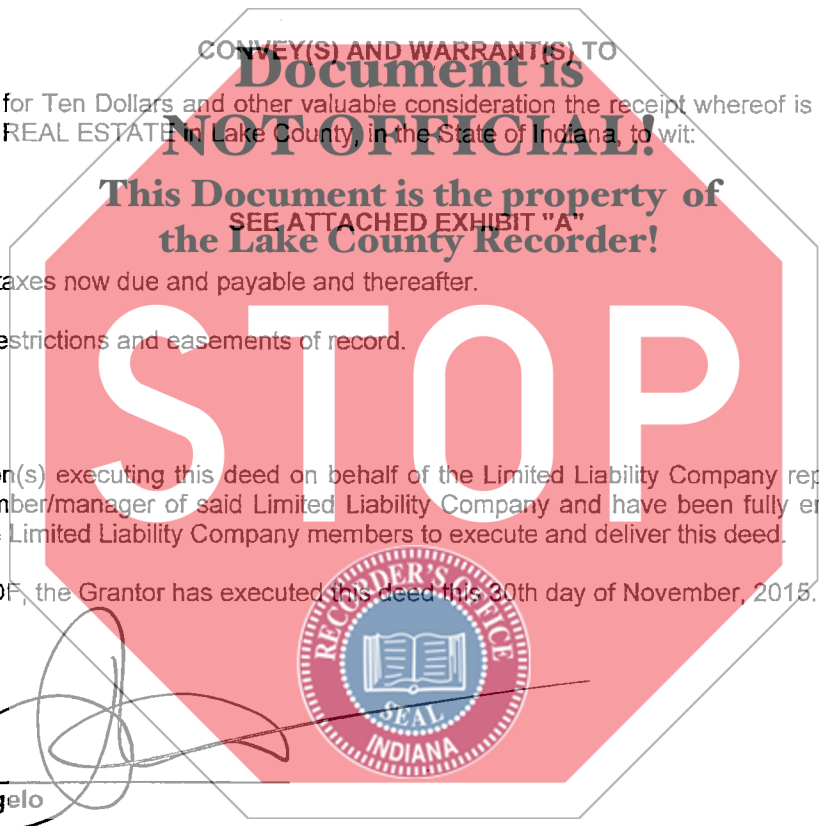
**WARRANTY DEED**

**THIS INDENTURE WITNESSETH THAT**

**Avail Holding LLC**

CONVEY(S) AND WARRANT(S) TO

**Richard J. Ehrenfeld**, 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:



**This Document is the property of the Lake County Recorder!**  
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 30th day of November, 2015.

**Avail Holding LLC**

*[Handwritten signature of James Fratangelo]*

By: **James Fratangelo**  
Title: **Manager**

MTC File No.: 15-41854 (LLCWD)

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DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

DEC 04 2015

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

05501

*20  
MAY  
MT*

State of Florida, County of Miami-Dade ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named **James Fratangelo, Manager of Avail Holding 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 30th day of November, 2015.

My Commission Expires: 08/12/2018 M. Minelys Hernandez  
Signature of Notary Public

Minelys Hernandez  
Printed Name of Notary Public

Miami-Dade County, Florida  
Notary Public County and State of Residence

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



**This instrument was prepared by:**  
Debra A. Guy, Attorney-at-Law, IN #24473-71 MI #P69602  
202 S. Michigan Street, Ste. 300, South Bend, IN 46601

This instrument prepared by the above named attorney-at-law, at the specific request of Grantor or Grantee based solely upon information supplied by one or more of the parties to this conveyance, and without examination of title or abstract. The drafter assumes no liability for any errors, inaccuracy, or omissions in this instrument resulting from the information provided, the parties hereto signifying their assent to this disclaimer by the Grantor's execution and the Grantee's acceptance of the instrument.

**Property Address:**  
11460 West 127th Place  
Cedar Lake, IN 46303



**Grantee's Address and Mail Tax Statements To:**  
700 Lake Street  
Hobart IN 46342

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. Debra A. Guy

**EXHIBIT A**

Lot Numbered 26 in Henn's Addition, Phase Two, to the Town of Cedar Lake, as per plat thereof recorded in Plat Book 92, page 30 in the Office of the Recorder of Lake County, Indiana.

