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STATE OF INDIANA
LAKE COUNTY
FILED FOR REC'D

2016 034413

2016 JUN -3 PM 12: 22

MICHAEL S. BROWN
RECORDER

TRUSTEE'S DEED

This indenture witnesseth that **AVA M. HUGHES** and **LYNNE D. MOORE a/k/a Lynne Shearin-Moore**, as **Successor Co-Trustees under the Revocable Trust Agreement of Nellie R. Griffin dated December 20, 2011**, of Elkhart County, Indiana and Will County, Illinois, respectively, convey to **TOP SHOT INVESTMENTS, LLC**, an **Indiana limited liability company**, 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:

Lot 25, Fountain Ridge Second Addition Unit Two, in the City of Crown Point, as shown in Plat Book 42, Page 4, in Lake County, Indiana.

Commonly known as 1724 W. 95th Court, Crown Point, IN 46307
Parcel ID No. 45-12-32-278-014.000-029

Grantee's Address: Top Shot Investments, LLC
2158 45th St., #437
Highland, IN 46322

Mail Tax Bills To:



Subject To: All unpaid real estate taxes and assessments, including Solid Waste, Conservancy District, Clean Water Act fees, Storm Water fees and Ditch Assessment and Little Calumet River Basin District Taxes, if any, for 2015 payable in 2016, and for all real estate taxes and assessments, including Solid Waste, Conservancy District, Clean Water Act fees, Storm Water fees and Ditch Assessment and Little Calumet River Basin District Taxes for all subsequent years.

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

Subject To: Terms, provisions, options, rights of first refusal, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions for Fountain Ridge Second Addition Unit Two, recorded in Plat Book 42, page 4.

Grantor expressly limits any warranty to the acts of the Grantor and all persons claiming by, through or under the Grantor.

Hold for:
INDIANA TITLE NETWORK COMPANY
325 N. MAIN STREET
CROWN POINT, IN 46307
2016-57601-02

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUN 03 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

18.
itnck#
24869
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3115

Grantor certifies that this Deed is executed in accordance with and pursuant to, the terms and provisions of the unrecorded Trust Agreement under which title to the subject real estate is held and that the Co-Trustees have full power and authority to execute this Deed.

Dated this 31st day of May, 2016.

Ava M. Hughes, Successor Co-Trustee
AVA M. HUGHES, Successor Co-Trustee under the Revocable Trust Agreement of Nellie R. Griffin dated December 20, 2011

Lynne D. Moore aka Lynne Shearin-Moore Successor Co-Trustee
LYNNE D. MOORE a/k/a Lynne Shearin-Moore Successor Co-Trustee under the Revocable Trust Agreement of Nellie R. Griffin dated December 20, 2011

STATE OF INDIANA)
COUNTY OF LAKE) SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 31st day of May, 2016, personally appeared Ava M. Hughes and Lynne D. Moore a/k/a Lynne Shearin-Moore Co-Successor Trustees under the Revocable Trust Agreement of Nellie R. Griffin dated December 20, 2011 and acknowledged the execution of the foregoing deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

My Commission Expires:

County of Residence:

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder.
JENNIFER C. WATERS, Notary Public
JENNIFER C. WATERS, Notary Public
Notary Public, State of Indiana
Lake County
Commission # 611576
My Commission Expires September 20, 2017

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.

/s/ Richard E. Anderson
Printed Name: Richard E. Anderson

This instrument prepared by:

Richard E. Anderson, #240845
Anderson & Anderson, P.C.
9211 Broadway
Merrillville, IN 46410
(219) 760-1892

