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WARRANTY DEED

THIS INDENTURE WITNESSETH THAT: Preserve S.J., LLC, an Indiana limited liability company, duly organized and existing under the laws of the State of Indiana located in Lake County, in the State of Indiana.

CONVEY AND WARRANT TO: Kyle R. Mohrbach and Carrie N. Mohrbach, an Indiana corporation of Lake county in the State of Indiana for and in consideration of Ten Dollars and other good and valuable consideration the receipt of whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

Lot 40 in The Preserve - Phase 1, as per plat thereof, recorded October 1, 2016 in Plat Book 109, page 43, in the Office of the Recorder of Lake County, Indiana

Property Address: 9716 Tall Grass Trail, St. John, IN 46373
Parcel No.: 45-11-31-426-003.000-035

Subject to:

1. Taxes for 2016 payable in 2017 and subsequent years.
2. Covenants, conditions and restrictions contained in a Declaration recorded 10-7-2016 as Document No. 2016-068054.
3. Assessments levied by the The Preserve of St. John Homeowners Association, Inc.
4. Rights or claims of parties in possession not shown by the public records.
5. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey of the premises.
6. Covenants, easements and/or restrictions which may appear of record on the recorded plat of subdivision.

2017 001458
2017-001458

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2017 JAN 10 AM 8:34
MICHAEL B. BROGIN
RECORDER



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

Grantor hereby certifies under oath that no gross income tax is due by virtue of this deed.

Dated this 28th day of December, 2016

IN WITNESS WHEREOF, the said The Preserve S.J., LLC, an Indiana limited liability Corporation has caused this deed to be executed by Frank E. Schilling, its managing member.

The Preserve S.J., LLC, an Indiana Limited Liability Company

BY: Frank E. Schilling
Frank E. Schilling, Managing Member

STATE OF INDIANA)
)
COUNTY OF LAKE)

SS:

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JAN 05 2017

Before me, the undersigned, a Notary Public in and for the State of Indiana and County of Lake, personally appeared the within named Frank E. Schilling, managing member of said Limited Liability Company and acknowledged the execution of the foregoing Deed for and on behalf of said Grantor and by its authority.

WITNESS my hand and Notarial seal this 28th day of December 2016

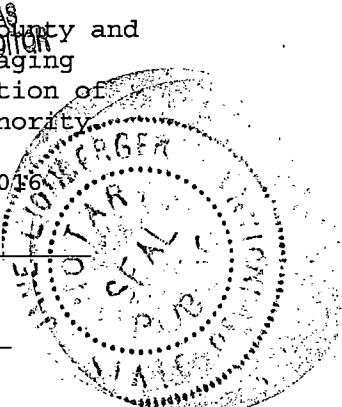
Jane Leonberger

My Commission Expires: 10-3-22 County of Residence: Lake

This document prepared by: Frank E. Schilling
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.

Jane Leonberger

Grantees Address and Tax Bill mailing address: 1300 W. Altgeld St., Unit 106, Chicago, IL 60614
Return to: Kyle R. Mohrbach and Carrie N. Mohrbach, 1300 W. Altgeld St., Unit 106, Chicago, IL 60614



MT

16-46903

HOLD FOR MERIDIAN TITLE CORP

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