

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2017 011608

2017 FEB 24 AM 10:13

MICHAEL B. BROWN  
RECORDER

**WARRANTY DEED**

**THIS INDENTURE WITNESSETH**, That 1335 Penn, LLC (Grantor) **CONVEY(S) AND WARRANT(S)** to Kevin J. Carr and Gloria Upton, husband and wife (Grantee) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, State of Indiana:

Lot 9 in Block 10 in Gary Land Company's Tenth Subdivision, in the City of Gary, as per Plat thereof, recorded in Plat Book 20, Page 33, in the Office of the Recorder of Lake County, Indiana

**Property address:** 1335 Pennsylvania Street, Gary, IN 46407  
**Tax ID No.:** 45-08-10-158-008.000-004

**Subject to** Real Estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

The undersigned person(s) executing this deed on behalf of Grantor represent and certify that he/she/they is/are member(s) of Grantor and has/have been fully empowered, by proper resolution or by the Operating Agreement, to execute and deliver this deed; that Grantor has full capacity to convey the real estate described herein; that the Grantor is a limited liability company in good standing in the State of Indiana; and that all necessary action for the making of such conveyance has been taken and done.

**IN WITNESS WHEREOF**, Grantor has executed this deed this 15th day of February, 2017.

1335 Penn, LLC

  
By Michael Sabo, Managing Member



**FIDELITY NATIONAL  
TITLE COMPANY**

92017-0132

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

FEB 22 2017

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

17-  
FW  
M

000976

STATE OF INDIANA

)

) §.

COUNTY OF Lake

)

Before me, a Notary Public in and for said County and State, personally appeared Michael Sabo, Managing Member, of 1335 Penn, LLC, who acknowledged the execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and notarial seal on the 15th day of February, 2017.



RENEE J. WELLS  
Notary Public, State of Indiana  
Jasper County  
My Commission Expires July 8, 2017

(Signature of Notary Public)  
Printed Name of Notary Public: Renee J. Wells  
Residence: Spencer County, Indiana  
My Commission expires: 7/8/2017

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

Prepared by: Michael Sabo

Grantee's Address and Tax Billing Address:

4457 E. 6th Ave  
Cary, IN 46403

Tax Billing Address:  
P.O. Box 19197  
Chicago, IL 60619

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 Michael Sabo.

File No. 920170132

Return to: 4457 E. 6th Ave, Cary, IN 46403

