

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

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2017 046966

2017 JUL 28 AM 10:13

MICHAEL B. BROWN
RECORDER

WARRANTY DEED

File No.: FNW1700288-LMM

THIS INDENTURE WITNESSETH, that Bluegrass Rental Properties LLC (Grantor) CONVEY(S) AND WARRANT(S) to Kathleen Uthenwoldt (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 in the State of Indiana, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property: 619-623 N. Shelby Place, Hobart, IN 46342

Tax ID No.: 45-09-28-128-007.000-018

Subject to all current real estate taxes and assessments and all subsequent taxes and assessments.

Subject to all easements, covenants, conditions, and restrictions of record.

I

The undersigned person(s) executing this deed on behalf of Grantor represent and certify that he is the sole 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 18th day of July, 2017.

Bluegrass Rental Properties LLC

BY: *James R. Whitaker*
James R. Whitaker, Sole Member



**FIDELITY NATIONAL
TITLE COMPANY**

FNW1700288

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUL 26 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

025799

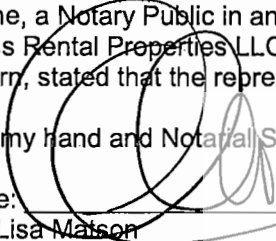
25-
FW
RM

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared James R. Whitaker, as Sole Member of Bluegrass Rental Properties LLC, who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that the representations therein contained are true.

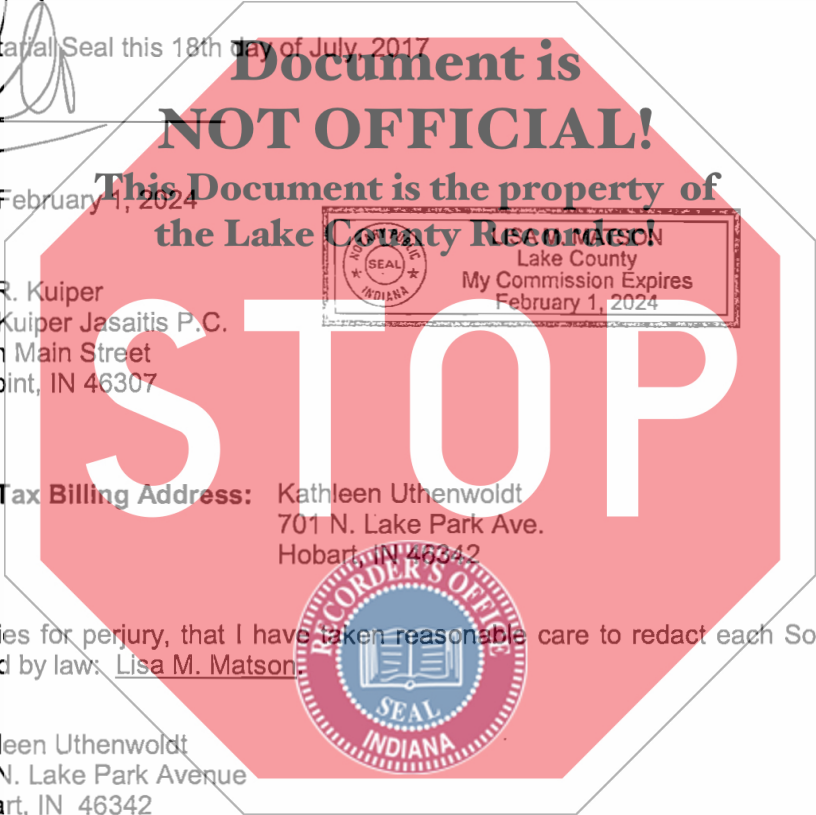
Witness my hand and Notarial Seal this 18th day of July, 2017

Signature: 

Printed: Lisa Matson

Resident of: Lake County

My Commission expires: February 1, 2024



Prepared By: Timothy R. Kuiper
Austgen Kuiper Jasaitis P.C.
130 North Main Street
Crown Point, IN 46307

Grantee's Address and Tax Billing Address: Kathleen Uthenwoldt
701 N. Lake Park Ave.
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: Lisa M. Matson

Return To: Kathleen Uthenwoldt
701 N. Lake Park Avenue
Hobart, IN 46342

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 45-09-28-128-007.000-018

LOT 27 IN POKAGON HEIGHTS, UNIT NO. 1, IN THE CITY OF HOBART, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 41 PAGE 64, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

