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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 085504

2017 DEC 15 AM 11:12

MICHAEL B. BROWN
RECORDER

CHW1701529

Prepared by:

After recording mail to, and
send Tax Statements to:

Lowell Investors of Indiana, LLC
700 Springer Drive
Lombard, IL 60148

Lucille Kosic
315 Sweetbriar Court
Lowell, IN 46356

Tax Key Number: 45-19-27-232-056.000-038

Document is NOT OFFICIAL!

**This Document is the property of
the Lake County Recorder!**

THE GRANTOR, Lowell Investors of Indiana, LLC, an Indiana limited liability company, ("GRANTOR") for and in consideration of TEN AND 00/100----- DOLLARS, AND OTHER VALUABLE CONSIDERATION in hand paid, CONVEY and WARRANT to Lucille Kosic ("GRANTEE"), the following described real estate (the "Real Estate") situated in the County of Lake in the State of Indiana, to wit:

SEE LEGAL DESCRIPTIONS ATTACHED AS EXHIBIT A

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

The Real Estate addresses are commonly known as Lot 45, 315 Sweetbriar Court, Lowell, IN 46356

DEC 14 2017

Tax Key Number: 45-19-27-232-056.000-038

JOHN E. PETALAS
LAKE COUNTY AUDITOR

Subject to covenants and restrictions, easements for streets and utilities, and building lines (including side yard, front yard and rear yard lines), as contained in the recorded plat of subdivision and as contained in all other documents of record including but not limited to: (a) Reservations, restrictions, covenants, limitations, easements, and/or conditions, as established in Instruments filed for record October 28, 2015, as Instrument No. 2015 072921 in Plat Book 108, page 64, in the Lake County Records; (b) Covenants, conditions, and restrictions contained in Declaration of Covenants, Dedications, Restrictions and Easements and By-Laws for Sweetbriar Townhomes, recorded August 16, 2002 as Document No. 2002 073722 and Document No. 2002 073723 in the Lake County Records; (c) Taxes for 2016 due and payable in 2017 and taxes for 2017 due and payable in 2018.

032294

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

Grantor hereby expressly waives and releases any and all rights or benefit under and by virtue of any and all statutes of the State of Indiana providing for the exemption of homestead from sale on execution or otherwise:

The undersigned person executing this deed represents and certifies on behalf of the Grantor, the undersigned is a duly elected officer of the Grantor and has been fully empowered by proper resolution or the by-laws of the Grantor, to execute and deliver this deed; that the Grantor is a corporation in good standing in the State of its origin and, where required, in the State where the subject real estate is situated; and that the full corporate action for the making of this conveyance has been duly taken.

CH# 1820504179

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RM

Chicago Title Insurance Company

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 13th day of December, 2017.

Lowell Investors of Indiana, LLC
By [Signature]
Kris L. Anderson, Authorized Representative

STATE OF ILLINOIS)
COUNTY OF DUPAGE)

The undersigned, being a Notary Public in and for the State and County aforementioned, does hereby certify that Kris L. Anderson, an authorized representative of Lowell Investors of Indiana, LLC, an Indiana limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this this 13th day of DECEMBER, 2017.

NOTARY PUBLIC

Commission Expires:

3/15/21



I affirm, under the penalties for perjury, I have taken reasonable care to redact each Social Security number in this document, unless required by law.

[Signature]
Kris L. Anderson, Authorized Representative

This instrument prepared by:

Kimberly A. Lang
Providence Homes at Regency, Inc.
700 Springer Drive
Lombard, Illinois 60148
(630) 925-1057

EXHIBIT A

LEGAL DESCRIPTION

LOT 45 IN MEADOWBROOK, PHASE 5 RESUBDIVISION, IN THE TOWN OF LOWELL, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 108, PAGE 64, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PIN #

45-19-27-232-056.000-038

ADDRESS

315 Sweetbriar Court
Lowell, IN 46356

