

2019 026779

2019 MAY -8 AM 10:52

MICHAEL B. BROWN  
RECORDER

CORPORATE WARRANTY DEED

TAX I.D. NO.: 45-11-20-227-033.000-036

THIS INDENTURE WITNESSETH that KORTENHOVEN BUILDERS, INC., (GRANTOR), a corporation organized and existing under the laws of the State of INDIANA CONVEYS AND WARRANTS to SON NGUYEN AND KIM CHI NGUYEN, HUSBAND AND WIFE, (GRANTEES), of LAKE County, in the State of INDIANA, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana, to-wit:

LOT 4 IN APPLE TREE ESTATES, AN ADDITION TO THE TOWN OF SCHERERVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 108, PAGE 66, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 11333 JONATHAN DRIVE, SCHEREVILLE, IN 46375

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2018 TAXES PAYABLE 2019, 2019 TAXES PAYABLE 2020 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

The undersigned person(s) executing this deed represent(s) and certify (certifies) on behalf of the Grantor, that (each of) 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; that the Grantor has full corporate capacity to convey the real estate described; and that all necessary corporate action for the making of this conveyance has been duly taken.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 3 day of May, 2019.

KORTENHOVEN BUILDERS, INC.

By: Richard J. Kortenhoven  
RICHARD J. KORTENHOVEN, PRESIDENT

STATE OF INDIANA, COUNTY OF lake SS:



Before me, a Notary Public in and for said County and State, personally appeared KORTENHOVEN BUILDERS, INC. by RICHARD J. KORTENHOVEN, the PRESIDENT respectively, who acknowledged 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 this 3 day of May, 2019.

Commission Number: 642260

My commission expires: 2021

Signature Deanna L. Griggs

Resident of lake County

Printed Deanna L. Griggs Notary Public

This instrument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45  
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303  
No legal opinion given to Grantor(s) or Grantee(s) in preparation of deed or form of holding ownership. All information used supplied by title company.

Return Deed to: GRANTEES  
Grantee street or rural route address: 11333 JONATHAN DRIVE, SCHEREVILLE, IN 46375  
Send Tax Bills to: GRANTEES

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.

Richard J. Kortenhoven  
Signature

Deanna L. Griggs  
Printed Name

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

MAY 08 2019

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

#10856 cm  
25<sup>th</sup>  
001746  
JTB  
Community Title Company  
File No. 1916207