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2019 029823

STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

2019 MAY 20 AM 11:31

MICHAEL B. BROWN RECORDER

Property Number: 45-15-25-128-007.000-043

Mail Future Tax Bills To: 5013 Tahoe Place Cedar Lake, In 46303 Grantees Mailing Address
5613 Tahoe Place, Cedar Lake, In 46303

LIMITED LIABILITY COMPANY WARRANTY DEED

This Indenture Witnesseth, Diamond Peak Homes 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: Jeffrey R. Sander and Lauren J. Sander, Husbard and Wife, for and in consideration of Ten Dollars and other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, 10 wife.

LOT 49 IN LAKESIDE UNIT 1, BLOCK 2, AN ADDITION TO THE TOWN OF CEDAR LAKE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 110 PAGE 95, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as: 5613 Tahoe Place, Cedar Lake, Indiana 46303

Subject to:

1. Real Estate Taxes for 2019 payable in 2020 and subsequent years.

2. Rights or claims of parties in possession not show by the public records.

- 3. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey of the premises.
- 4. Covenants, easements and/or restrictions which may appear of record on the recorded plat of subdivision.

T. Scott Crook, as a Managing Member of Diamond Peak Homes LLC, warrants that he is fully empowered under the terms of the Operating Agreement of Diamond Peak Homes LLC and a duly executed Resolution to take all actions required to convey this real estate, including but not limited to executing the foregoing Limited Liability Company Warranty Deed, and that the LLC is valid and in good standing under the laws of the State of Indiana

DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

24345

MAY 2 0 2019

JOHN E. PETALAS LAKE COUNTY AUDITOR Heartland
Title Services, Inc.
101 E. 90th Drive Suite C
Merrillville, IN 46410

19-2271

#2473

IN WITNESS WHEREOF, the said Diamond Peak Homes LLC has caused this Deed to be signed, this 14th day of May,
2019.
Diamond Peak Homes LLC
By: T. Scott Crook, Managing Member
STATE OF INDIANA)) SS: Document is
COUNTY OF LAKE)
Before me, a Notary Public, in and for said County and State, this 14th day of May, 2019, personally appeared T. Scott
Crook, Managing Member of Diamond Peak Homes LLC, who acknowledged the execution of the foregoing instrument as his
free and voluntary act. the Lake County Recorder!
Given under my hand and notarial seal.
Christopher W Vago, Notary Public SEAL
My Commission Expires: 3/2/1/24 Notary License No. NP0081709
County of Residence: Lake
A COUNT OF THE COU
I affirm under the penalties of perjury that I have taken reasonable care to redact each Social Security Number immunity
this document, unless required by law.
uns document, unless required by law.
DERSOLL
Christopher W. Yugo, Esag
After recording, return to:
J. VOIANA LITT

This instrument prepared by Christopher W. Yugo, Indiana Attorney Number 17624-45 1313 White Hawk Drive, Crown Point, Indiana 46307