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2020-044459

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
MICHAEL B BROWN  
RECORDER

2020 Jul 15 9:08 AM

**CORPORATE  
WARRANTY DEED**

File No.: CTNW2002239-KSC  
CT Schererville LLC

**THIS INDENTURE WITNESSETH**, that Illiana Construction Co., an Illinois Corporation (Grantor) CONVEY(S) AND WARRANT(S) to William L. Martens and Shelley Martens, as Trustees of The Martens Family Trust (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:** 10734 Peach Tree Lane, Saint John, IN 46373

**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.

IN WITNESS WHEREOF, The undersigned person(s) executing this deed on behalf of Grantor(s) represent and certify that they are duly elected officers of Grantor(s) and have been fully empowered, by proper resolution of the Board of Directors of Grantor(s), to execute and deliver this deed; that Grantor(s) has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has executed this deed this 14<sup>th</sup> day of July, 2020.

Illiana Construction Co., an Illinois Corporation

BY: [Signature]  
Steve Sadowsky, President

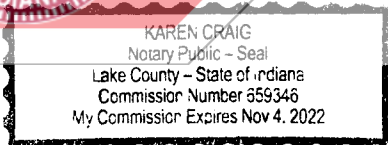
State of Indiana

County of Lake

Before me, a Notary Public in and for said County and State, personally appeared Steve Sadowsky, as President of Illiana Construction Co., an Illinois Corporation, 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 14<sup>th</sup> day of July, 2020

Signature: \_\_\_\_\_  
Printed: Karen Craig  
Resident of: Lake County  
State of: INDIANA  
My Commission expires: November 4, 2022



**Prepared By:** Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

**Grantee's Address and Tax Billing Address:** 10734 Peach Tree Lane  
Saint John, IN 46373

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: Dena Phillips Farling.

CKA 1820801797  
42500  
[Signature]

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

JUL 14 2020

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

002423

CERTIFICATE OF PROOF

WITNESS to the signature(s) on the foregoing instrument to which this Proof is attached:

[Signature]  
Witness Signature  
Joanna Anaya

\_\_\_\_\_  
Witness Printed Name

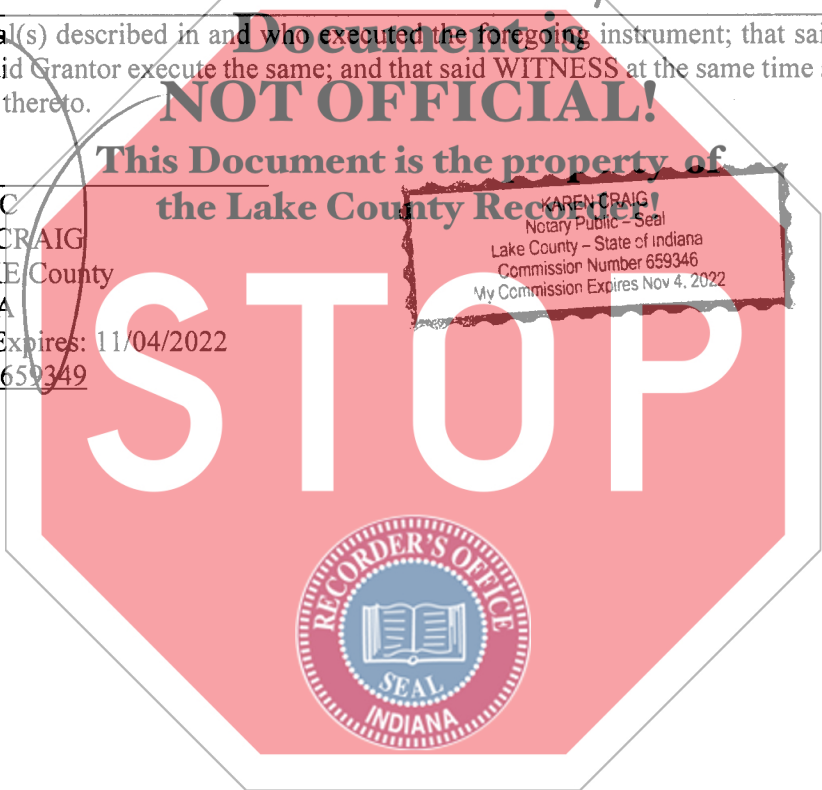
PROOF:

STATE OF INDIANA  
COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, on July 9<sup>th</sup>, 2020, personally appeared the above named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows Stela Sadawsky

to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said Grantor execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.

NOTARY PUBLIC  
Printed: KAREN CRAIG  
Resident of: LAKE County  
State of INDIANA  
My Commission Expires: 11/04/2022  
Commission No. 659349



## EXHIBIT A

Order No.: CTNW2002239

**For APN/Parcel ID(s): 45-15-03-479-003.000-015**

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TRACT 1396 OF LOT HH IN THE GATES OF ST. JOHN - UNIT 4H, AN ADDITION TO THE TOWN OF ST. JOHN, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 111 PAGE 93, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, AS AMENDED BY CERTIFICATE RECORDED AS DOCUMENT NO. 2020-001899, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT; THENCE NORTH 00 DEGREES 32 MINUTES 18 SECONDS EAST, ALONG THE WEST LINE OF SAID LOT, 42.50 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 00 DEGREES 32 MINUTES 18 SECONDS EAST, 42.50 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 24 SECONDS EAST, 200.98 FEET TO THE EAST LINE OF SAID LOT; THENCE SOUTH 00 DEGREES 00 MINUTES 36 SECONDS EAST, ALONG SAID EAST LINE, 42.50 FEET; THENCE SOUTH 89 DEGREES 59 MINUTES 24 SECONDS WEST, 201.39 FEET TO THE PLACE OF BEGINNING.

