

2020-044558

2020 Jul 15

10:41 AM

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

Property Number:
45-08-08-330-034.000-004

Tax Mailing Address:
2701 W 45TH AVE
GARY IN 46408-3612

COMPANY WARRANTY DEED

THIS INDENTURE WITNESSETH that REGION HOME BUYERS LLC, Grantor, of Lake County, in the State of Indiana, Conveys and Warrants to

Document is
Olson Group Network LLC
NOT OFFICIAL!

Grantee, of Lake County, in the State of Indiana, for the sum of ten dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana.

The East 33.72 feet of Lot 19 in Feely's Addition to Tolleston, in the City of Gary, as per plat thereof, recorded in Plat Book 9 page 13, in the Office of Recorder of Lake County, Indiana.

Commonly known as: 2500 West 19th Avenue
Gary, IN 46404

SUBJECT TO the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by fences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2019 payable in 2020 and thereafter.

IN WITNESS WHEREOF, REGION HOME BUYERS LLC has executed this Company Warranty Deed on this 6th day of July, 2020.

REGION HOME BUYERS LLC

By: Adrien Chabot, Member

1N008956

024040

(Company Warranty Deed – Page 1 of 3)

Greater Indiana Title Company

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

JUL 15 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

250-
36027
D

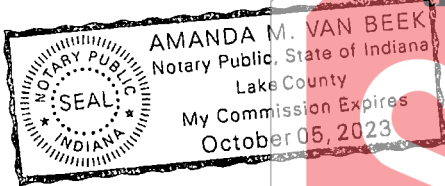
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State of Indiana)
) SS:
County of Lake)

Before me, the undersigned Notary Public in and for said County and State, personally appeared Adrien Chabot, Member of REGION HOME BUYERS LLC, and acknowledged the execution of the foregoing Company Warranty Deed for and on said Company's behalf, as its voluntary act for the purposes stated therein and who, having been duly sworn upon his oath, stated that the representations contained therein are true.

Witness my hand and Notarial Seal this 6th day of July, 2020!

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!



Notary's Signature: *Amanda M. Van BEEK*

Notary's Printed Name: Amanda M. Van BEEK

Notary's County of Residence: Lake

Notary's Commission Expires: 10/05/2023

CERTIFICATE OF PROOF

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

[Signature]
Witness's Signature

Traci Enstrom

Witness's Name (must be typed or printed)

PROOF:

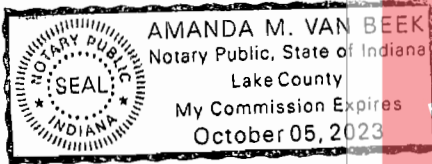
State of Indiana)
) SS:
County of Lake)

Before me, a Notary Public in and for said County and State, personally appeared

Traci Enstrom

, the above WITNESS to the foregoing instrument, being known to me to be the person whose name is subscribed as a WITNESS to the foregoing instrument, who, being duly sworn by me, did depose and say that he/she **knows Adrien Chabot, Member of REGION HOME BUYERS LLC**, Grantor, to be the individual described in and who executed the foregoing instrument for and on behalf of said Grantor; that said WITNESS was present and saw **Adrien Chabot, Member**, execute the same for and on behalf of Grantor; that said WITNESS at the same time subscribed his/her name as a witness thereto, and that said WITNESS is not a party to the transaction described in the foregoing instrument and will not receive any interest in or proceeds from the property that is the subject of the transaction.

Witness my hand and Notarial Seal this 6th day of July, 2020.



Notary's Signature: [Handwritten Signature]
Notary's Printed Name: Amanda M VanBeeck

Notary's County of Residence: Lake

Notary's Commission Expires: 10/05/2023

After recording return to and Mailing Address of Grantee: Olson Group Network LLC
2701 W 45TH AVE
GARY IN 46408-3612

This instrument was prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86th Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN008956.

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. Chris Fox