

2020-048872

2020 Jul 30

8:49 AM

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

**LIMITED LIABILITY COMPANY
WARRANTY DEED**

File No.: FNW2003447-SM

THIS INDENTURE WITNESSETH, that Legacy Group, LLC, an Indiana Corporation (Grantor) CONVEY(S) AND WARRANT(S) to Manuel Rios, Jr and Christine Rios, Co-Trustees of the Manuel Rios, Jr Living Trust u/v/a/d January 17, 2018 (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: 8828 Cardinal Court, Saint John, IN 46373

Tax ID No.: 45-11-29-152-010.000-035

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 a current member/manager of said Grantor(s) and have been fully empowered, by proper meeting and vote of Grantor(s) to execute and deliver this deed.

IN WITNESS WHEREOF, Grantor has executed this deed this 17th day of July, 2020.

Legacy Group, LLC, an Indiana Corporation

Thomas A Vespa, Jr, President

State of Indiana

County of Lake

Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared Thomas A Vespa, Jr as President 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 17th day of July, 2020

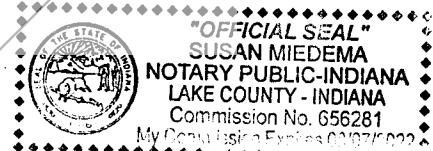
Signature:

Printed: Susan Miedema

Resident of: Lake County

State of: INDIANA

My Commission expires: August 7, 2022



DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

JUL 29 2020

JOHN E. PETALAS
LAKE COUNTY AUDITOR

024522

**FIDELITY NATIONAL
TITLE COMPANY**

FNW2003447

25-
UR#1820704686

D

Prepared By: Timothy R. Kuiper
Austgen Kuiper Jasaitis P.C.
130 North Main Street, Crown Point, IN 46307

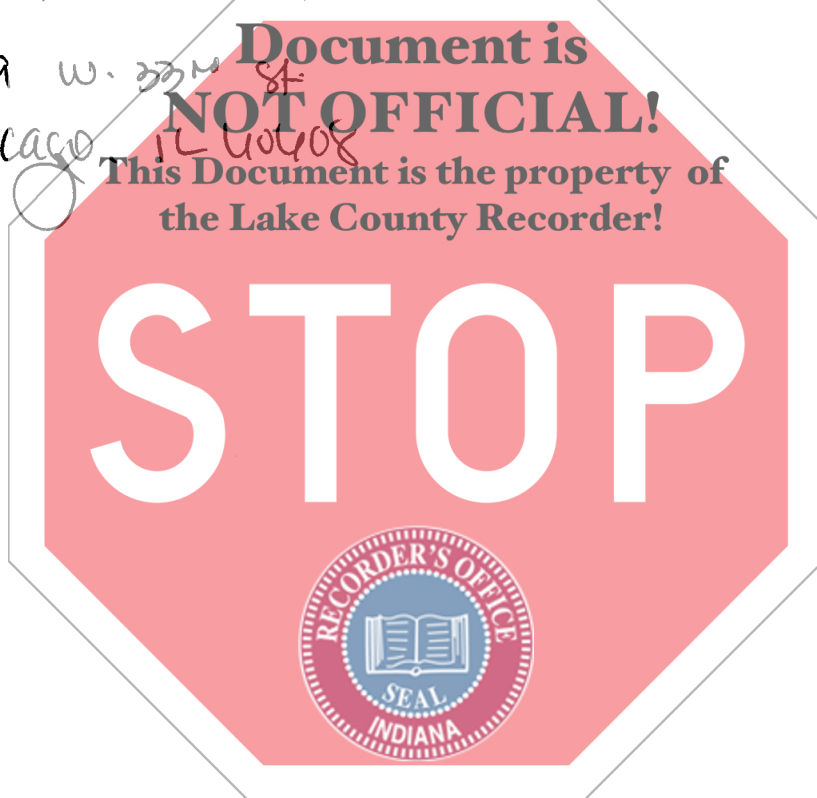
Grantee's Address and Tax Billing Address: 1229 W. 33rd St
Chicago IL 60608

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: Susan Miedema.

Return To: Manuel Rios, Jr and Christine Rios, Co-Trustees of the Manuel Rios, Jr Living Trust u/t/a/d January 17, 2018

1229 W. 33rd St
Chicago, IL 60608

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



For APN/Parcel ID(s): 45-11-29-152-010.000-035

LOT 9 IN CARDINAL COVE SUBDIVISION, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 102 PAGE 10, AND AMENDED BY PLAT OF CORRECTION RECORDED IN PLAT BOOK 103 PAGE 21, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.



ACKNOWLEDGMENT PAGE TO BE ATTACHED TO THE FOLLOWING DOCUMENT:
Deed

CERTIFICATE OF PROOF

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

Jill Sanborn
Witness Signature

Witness Name (Jill Sanborn)

PROOF:
State of Indiana

County of Lake

Before me, a Notary Public in and for said County and State, on 07/17/2020, personally appeared the above named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows Thomas A Vespa, Jr, President to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said Thomas A Vespa, Jr, President execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.

Witness my hand and Notarial Seal this 17th day of July, 2020

Signature: _____

Printed: Susan Miedema

Resident of: Lake County

State of: INDIANA

My Commission expires: August 7, 2022

