

2020-048915

2020 Jul 30

9:09 AM

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

Prepared by:

Providence Homes at Regency, Inc.
700 Springer Drive
Lombard, IL 60148

After recording mail to, and
send Tax Statements to:

Bryan Krupske
17183 Mayflower Drive
Lowell, IN 46356

Document is
NOT OFFICIAL!

This Document is the property of
the Lake County Recorder!

Tax Key Numbers: 45-19-15-455-002.000-038

CHANN2003705 L

WARRANTY DEED

STOP

THE GRANTOR, Providence Homes at Regency, Inc., an Indiana corporation, ("Grantor") for and in consideration of TEN AND 00/100----- DOLLARS, AND OTHER VALUABLE CONSIDERATION in hand paid, CONVEYS and WARRANTS to Bryan Krupske ("Grantee") the following described real estate situated in the County of Lake in the State of Indiana, to wit: **E.**

BEK/

SEE LEGAL DESCRIPTION ATTACHED EXHIBIT A



Grantee Addresses are commonly known as: Lot 188, 17183 Mayflower Drive, Lowell, IN 46356

Tax Key Numbers: 45-19-15-455-002.000-038

Subject to (a) Reservations, restrictions, covenants, limitations, easements and/or other conditions as shown on plat filed for record on November 1, 2018 in Plat Book 111 Page 92 of the Lake County Records; a) Reservations, restrictions, covenants, limitations, easements, and/or conditions as established and filed for record October 06, 2017 as Instrument No. 2018 075937 of the Lake County Records; (b) Taxes for 2019 due and payable in 2020 and 2020 taxes due and payable in 2021.

Grantor hereby certifies under oath that no gross tax is due by virtue of this deed.

Grantor hereby expressly waives and releases any and all rights or benefit under and by virtue of any and all statutes of the State of Indiana providing for the exemption of homestead from sale on execution or otherwise.

The undersigned person executing this deed represents and certifies on behalf of the Grantor, the undersigned is the Manager of the Grantor and has been fully empowered by proper resolution, or the Operating Agreement 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; and that the Grantor has full corporate action for the making of this conveyance.

JOHN E. PETALAS
LAKE COUNTY AUDITOR

1820801813 \$2500- **db**

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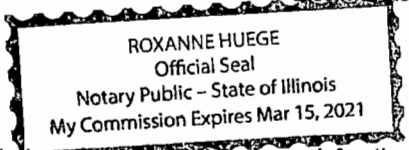
CHICAGO TITLE INSURANCE COMPANY

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 16 day of July, 2019.

Providence Homes at Regency, Inc.

By [Signature]
Peter Manhard, Authorized Representative

STATE OF ILLINOIS)
COUNTY OF DUPAGE)



The undersigned, being a Notary Public in and for the State and County aforementioned, does hereby certify that Peter Manhard, an authorized representative of Providence Homes at Regency, Inc., an Indiana corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this this 16 day of July, 2019.

[Signature]
NOTARY PUBLIC

Commission Expires:



This instrument prepared by
and after recording return to:

Michael P. Langlo
Providence Homes at Regency, Inc.
700 Springer Drive
Lombard, Illinois 60148
(630) 925-1057

CERTIFICATE OF PROOF

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

Alexa Murray
Witness Signature

ALEXA MURRAY
Witness Printed Name

PROOF:

STATE OF INDIANA
COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, on Nov 16, 2020, personally appeared the above named WITNESS the Lake County Recorder who, being by me duly sworn, did depose and say that he/she knows Peter Mannard 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.

Kevin Zarembo
NOTARY PUBLIC
Printed: KEVIN ZAREMBA
Resident of: Lake County
State of Indiana

My Commission Expires: 12-9-2027
Commission No. NP0630898

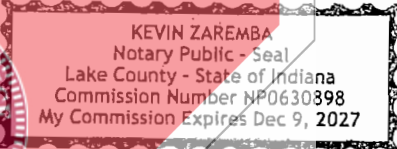
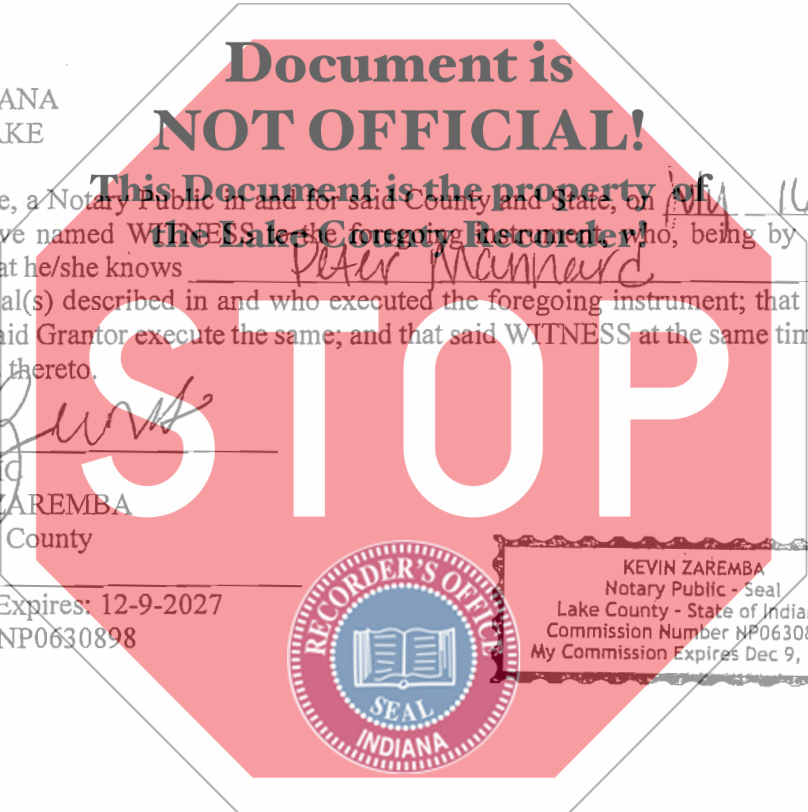


EXHIBIT A

LEGAL DESCRIPTION

LOT 168 IN HERITAGE FALLS SUBDIVISION PHASE 3, UNIT 1B, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 111, PAGE 92, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

ADDRESS:

17183 Mayflower Drive
45-19-15-455-002.000-038

