

NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2021-008377

8:59 AM 2021 Jan 28

QUITCLAIM DEED

This QUITCLAIM DEED, executed on January 26, 2021 by the Grantor,

Deedgrabber Tax Lien Fund LLC
9812 Twin Creek Blvd
Munster IN 46321

to the Grantee,

MJP Investment Trust
3209 River Run Ln
Glen Allen VA 23059

WITNESSETH, that the said Grantor, for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby remise, release, and quit claim unto Grantee, all right, title, interest, and claim which Grantor has in and to the following parcel of land in Lake County, Indiana, to wit:

LOT 7 AND THE WEST HALF OF LOT 8 IN BLOCK 23 IN GARY HEIGHTS, CITY OF GARY, INDIANA.

*****TRANSFER FOR NO CONSIDERATION*****

Commonly known as: 4109 W 10TH AVE, GARY, IN 46404
Parcel Number: 45-08-07-132-005.000-004

IN WITNESS WHEREOF, said Grantor has signed and sealed these presents the day and year first above written.

GRANTOR:

Deedgrabber Tax Lien Fund LLC
(if entity) by: Richard Dawson, Mgr

STATE OF INDIANA
COUNTY OF LAKE

Before me, a Notary Public in said County and State, on 1/26/2021 personally appeared Richard Dawson, who acknowledged the execution of this instrument. In witness whereof, I subscribe my name and affix my notary seal.

Notary Public - County of Residence LAKE

[SEAL]

LIA DAWSON
Notary Public
SEAL
State of Indiana
My Commission Expires February 21, 2022

Document Prepared by:
Attorney Richard J Dawson Jr
9812 Twin Creek Blvd
Munster IN 46321

WITNESS:

Printed: KELLY BENOIT

STATE OF IN
COUNTY OF LAKE

Before me, a Notary Public in said County and State, on 1/26/2021 personally appeared Kelly Benoit (Witness) who, being sworn by me, did depose and say that they know Grantor's name to be the individual described herein and who executed this instrument and that Witness was present and saw Grantor execute the same, and that said Witness at the same time subscribed their name as witness thereto.

Notary Public - County of Residence LAKE

[SEAL]

LIA DAWSON
Notary Public
SEAL
State of Indiana
My Commission Expires February 21, 2022

Send Tax Bills to:
MJP Investment Trust
3209 River Run Ln
Glen Allen VA 23059

I affirm under the penalties for perjury, that I have taken reasonable care to neglect each Social Security number in this document, unless required by law. Print Name Richard Dawson

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9061109821
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DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

JAN 27 2021

JOHN E. PETALAS
LAKE COUNTY AUDITOR

