

NOT AN OFFICIAL DOCUMENT

LAKE COUNTY, INDIANA, 021-041-1, 1

2021 5041 1
04/14/2021 10:39 AM
Total Fees: 25.00
By: JS
Pg #: 3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 13 2021 VH

JOHN E. PETALAS
LAKE COUNTY AUDITOR

WARRANTY DEED

THIS INDENTURE WITNESSETH that Grantor, **BLB ST. JOHN LLC**, conveys and warrants to Grantee, **MHI Sterling, LLC**, the following Real Estate in Lake County, Indiana, to-wit:

See legal description on attached **Exhibit A**.

Commonly known as: 10627 Brookhaven, St. John, Indiana 46373
Parcel Number: 45-15-03-405-015.000-015

The undersigned Person executing this Deed represents and certifies on behalf of the Grantor, that the Undersigned is a duly authorized 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 Limited Liability Company in good standing in the State of its origin and, where required, in the State where the subject real estate is situated; that the Grantor has full entity capacity to convey the real estate described, and that all necessary entity action for the making of this conveyance has been duly taken. Grantor does hereby certify that no gross income tax is due by virtue of this conveyance.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 2nd day of January 2021.

~~BLB St. John, LLC
By its manager, Lotton Development, Inc.,~~

By: ~~John T. Lotton, President~~



STATE OF INDIANA }
COUNTY OF LAKE } SS:

Before me, a Notary Public in and for said County and State, personally appeared John T. Lotton, President of Lotton Development, Inc., Manager of BLB St. John, LLC, and acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 2nd day of January 2021.

Lisa Marie Goers
Notary Public

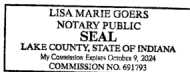
F. del. by - Highland
Enc 2100381

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LAKE COUNTY, INDIANA, 021-041-1, 1

Executed and delivered in my presence:

Sarah Benjamin [witness' signature]
Sarah Benjamin [witness' printed name]



STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public, this 20th day of January, 2021, personally appeared Sarah Benjamin, 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, deposes and says that the foregoing instrument was executed and delivered by John T. Lotton in the above-named subscribing witness' presence, and that the above-named subscribing 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.

In Witness Whereof, I have hereunto subscribed my name and affixed my official seal.

Lisa Marie Goers
Notary Public

Mail tax bills to: MHI Sterling, LLC, 2300 Ramblewood Dr., Ste A., Highland, Indiana 46322

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law and this document was prepared by Timothy R. Kuiper, AUSTGEN KUIPER JASAITIS P.C., 130 N. Main Street, Crown Point, Indiana 46307.

LAKE COUNTY Recorder

Exhibit A

Lot 1664 in the Gates of St. John Unit 7F, an Addition to the Town of St. John, Lake County, Indiana, as per plat thereof, recorded in Plat Book 113, Page 17, as amended by Plat Book 113, Page 21, in the Office of the Recorder of Lake County, Indiana.

Property of Lake County Recorder