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GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-043372

9:03 AM 2021 Jun 21

Mail tax bills to:  
16963 Golden Oak Dr  
Lowell, IN 46356

Parcel No. 45-19-23-378-001.000-008

NORTHWEST INDIANA TITLE  
162 WASHINGTON STREET  
LOWELL, IN 46356  
219-696-0100

WARRANTY DEED

THIS INDENTURE WITNESSETH, That MATT BRYANT, LLC, ("Grantors")  
of LAKE County in the State of Indiana

26413

CONVEY (S) AND WARRANT (S) TO 106 EAST MAIN LLC, ("Grantee")  
of LAKE County in the State of Indiana

in consideration of One Dollar 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:

THAT PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 33  
NORTH, RANGE 9 WEST OF THE 2ND P.M., DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 90 FEET  
WEST OF THE INTERSECTION OF THE SOUTH LINE OF MAIN STREET AND THE WEST LINE OF HALSTED  
STREET; THENCE SOUTH 100 FEET; THENCE WEST 10 FEET; THENCE SOUTH TO THE NORTHERLY LINE  
OF THE GEORGE KIMMET PROPERTY AS CONVEYED BY WARRANTY DEED RECORDED MARCH 15, 1901 IN  
DEED RECORD 97, PAGE 313 AND BY WARRANTY DEED RECORDED MARCH 6, 1905 IN DEED RECORD 114,  
PAGE 412; THENCE WESTERLY FOLLOWING THE NORTH LINE OF SAID KIMMET PROPERTY TO THE EAST  
LINE OF THE CHICAGO, INDIANAPOLIS AND LOUISVILLE RAILROAD PROPERTY (NOW LOUISVILLE AND  
NASHVILLE RAILROAD); THENCE NORTHERLY ALONG SAID EAST LINE OF RAILROAD PROPERTY TO A  
POINT 157.0 FEET SOUTH OF THE SOUTH LINE OF MAIN STREET, (SAID POINT ALSO BEING THE  
CENTERLINE OF CEDAR CREEK); THENCE NORTHEASTERLY ALONG THE CENTERLINE OF CEDAR CREEK  
117.0 FEET, MORE OR LESS, TO THE SOUTH LINE OF MAIN STREET; THENCE EASTERLY ALONG THE  
SOUTH LINE OF MAIN STREET TO THE PLACE OF BEGINNING, IN THE TOWN OF LOWELL, LAKE COUNTY,  
INDIANA.

Commonly known as: 106 E MAIN ST, LOWELL, IN, 46356

Grantee's address: 16963 Golden Oak Dr. Lowell In. 46356

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

JUN 18 2021

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

AMOUNT \$ 25  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 41148  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK ll

