

# NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-069038

11:18 AM 2021 Nov 28

## QUIT CLAIM DEED

THIS INDENTURE WITNESSETH, that JUAN LOZANO CAPULIN (Grantor) of DuPage County, in the State of Illinois, CONVEYS AND QUIT CLAIMS to: BNB PROPERTIES LLC-S SERIES #23, an Indiana Series Limited Liability Company (Grantee), for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficient of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

THE NORTH 12 FEET OF LOT 36 AND THE SOUTH 18 FEET OF LOT 37 BLOCK 4, SOUTH BROADWAY LAND COMPANY'S SIXTH SOUTH BROADWAY ADDITION TO GARY, IN LAKE COUNTY, INDIANA.

Parcel No.: 45-08-27-108-026,000-004  
Commonly known as: 3850 Pennsylvania St, Gary, IN 46409

Subject to real estate taxes not yet due and payable and any and all easements, agreements and restrictions of record.

Tax bills should be sent to: BNB Holdings LLC, 10233 Windfield Drive, Munster, IN 46321.

IN WITNESS WHEREOF, Grantor has executed this deed this 1 day of <sup>September</sup>~~August~~, 2021. *M.D.R.*

GRANTOR:

JUAN LOZANO CAPULIN

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

NOV 23 2021

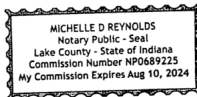
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

STATE OF INDIANA, COUNTY OF LAKE, SS:

Before me, a Notary Public, in and for said County and State, personally appeared JUAN LOZANO CAPULIN, who acknowledged the execution of the foregoing Quit Claim Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and seal this 1 day of <sup>September</sup>~~August~~, 2021. *M.D.R.*

Notary Public



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*4034*  
*D*

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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. - David G. Clark

THIS INSTRUMENT WAS PREPARED BY DAVID G. CLARK, LAWYER #15397-45, CANALIA & CLARK LLC, 8840 CALUMET AVENUE, SUITE 205, MUNSTER, IN 46321, AT THE SPECIFIC REQUEST OF OWNER OR REPRESENTATIVES AND IS BASED SOLELY ON INFORMATION SUPPLIED BY ONE OR MORE OF THOSE PARTIES AND WITHOUT EXAMINATION FOR ACCURACY. THIS PREPARER ASSUMES NO LIABILITY FOR ANY ERROR, INACCURACY OR OMISSIONS IN THIS INSTRUMENT RESULTING FROM THE INFORMATION PROVIDED. THE PARTIES ACCEPT THIS DISCLAIMER BY OWNER'S EXECUTION OF THIS DOCUMENT.

**PREPARED BY, RECORD AND RETURN TO:**

David G. Clark, Esq.  
Canalia & Clark, LLC  
8840 Calumet Avenue, Suite 205  
Munster, IN 46321-2546

L:\CORP AND LLC\Sanchez, Sergio (BNB Holdings LLC)\3850 Pennsylvania St Gary QC DEED.wpd

Property of Lake County Recorder