

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Dec 08 2021 LM
JOHN E. PETALAS
LAKE COUNTY AUDITOR

2021-541936
12/09/2021 03:15 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

WARRANTY DEED

This Indenture Witnesseth, that Trademark Group Development, LLC, a limited liability company organized and existing under the laws of the State of Indiana ("Grantor"), by Pavel Terzioski, its Member, CONVEY(S) AND WARRANT(S) to Andrew Kutanovski and Devon M. Kutanovski, husband and wife ("Grantee") of the State of Indiana, for the sum of One and no/100 Dollars (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following real estate in Lake County, State of Indiana, commonly known as 10010 White Jasmine Dr, Saint John, IN 46373, and more particularly described as:

Lot Numbered 427 in The Gates of St. John - Unit 13B, an Addition to the Town of St. John, Lake County, Indiana, as per Plat thereof, recorded in Plat Book 111, page 94, in the Office of the Recorder of Lake County, Indiana.

Parcel No.: 45-11-34-379-007.000-035

Subject to the lien of taxes, not yet due and payable.

Subject to covenants, agreements, easements, restrictions and all rights of way of record.

The undersigned person(s) executing this deed on behalf of Grantor represent and certify that they are duly appointed Member(s), Manager(s), or representative(s) of Grantor and have been fully empowered, by proper resolution, to execute and deliver this deed; that Grantor has full capacity to convey the real estate described herein; and that all necessary company action for the making of such conveyance has been taken and done.

In Witness Whereof, Grantor has caused this deed to be executed this 22nd day of

November, 2021.

IN 2134106
10/2

Trademark Group Development, LLC

BY:


Pavel Terzioski
Member

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STATE OF INDIANA)
)
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared Pavel Terzioski, Member of Trademark Group Development, LLC, who acknowledged the execution of the foregoing document, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 22nd day of November, 2021.

Signature , Notary Public

Printed: Lisa M Matson

My Commission Expires:
02/01/2024

My County of Residence is:
Lake

NNTG File No.: IN2134106



Prepared by and return deed to:
Adrienne M. McCollister, Attorney at Law
Near North Title Group, 865 W. Carmel Drive, Suite 110, Carmel, IN 46032

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, Adrienne M. McCollister, Attorney at Law.

Grantee mailing address and please send tax statements/notices to:
Andrew Kutanovski and Devon Kutanovski 10010 White Jasmine St., St. John IN 46373