

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Dec 23 2021 JEA
JOHN E. PETALAS
LAKE COUNTY AUDITOR

2021-544561
12/28/2021 02:01 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

CORPORATE WARRANTY DEED

File No.: CTNW2105831A
CT Schererville LLC

THIS INDENTURE WITNESSETH, that Phillippe Home Builders, Inc., an Illinois corporation (Grantor) CONVEY(S) AND WARRANT(S) to Joseph L. Smothers and Pamela E. Smothers or their successors in Trust, under The Joseph L. and Pamela E. Smothers Revocable Living Trust, dated October 19, 2015 and any amendments thereto (Grantee) for the sum of Ten Dollars (\$10.00) 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, to wit:

For APN/Parcel ID(s): 45-15-03-381-010-000-015

LOT V TRACT 1304 THE WEST 42.50 FEET OF THE EAST 127.50 FEET (MEASURED AT RIGHT ANGLES) OF LOT V IN THE GATES OF ST. JOHN, UNIT 1G, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 112, PAGE 75, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY; CONTAINING 0.2293 ACRES, MORE OR LESS; ALL IN LAKE COUNTY, INDIANA.

Property: 9177 Hickory Place, Saint John, IN 46373

Subject to all current real estate taxes and assessments and all subsequent taxes and assessments.

Subject to all easements, covenants, conditions, and restrictions of record.

IN WITNESS WHEREOF, The undersigned person(s) executing this deed on behalf of Grantor(s) represent and certify that they are duly elected officers of Grantor(s) and have been fully empowered, by proper resolution of the Board of Directors of Grantor(s), to execute and deliver this deed; that Grantor(s) has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has executed this deed this 21 day of December, 2021.

Phillippe Home Builders, Inc., an Illinois corporation

BY: [Signature]
D. Robert Phillippe, President



STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared D. Robert Phillippe, as President of Phillippe Home Builders, Inc., an Illinois corporation, who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 21 day of December, 2021

Signature: [Signature]
Printed: Emily Kurczynski
Resident of: Lake County
State of: INDIANA
My Commission expires: March 26, 2026



CTNW2105821

②

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Prepared By: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 9177 Hickory Place
Saint John, IN 46373

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: Dena Phillips Farling.

Property of Lake County Recorder