## NOT AN OFFICIAL DOCUMEN

2022-508048 02/23/2022 02:27 PM TOTAL FEES: 25.00 BY: SP PG #: 1

STATE OF INDIANA LAKE COUNTY FILED FOR RECORD GINA PIMENTEL RECORDER

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Feb 23 2022 cR

JOHN F PETALAS LAKE COUNTY AUDITOR

## WARRANTY DEED

THIS INDENTURE WITNESSETH THAT: Beacon Pointe of Cedar Lake, LLC, an Indiana limited liability company, duly organized and existing under the laws of the State of Indiana located in Lake County, in the State of Indiana.

CONVEY AND WARRANT TO: MHI Beacon Pointe, LLC, an Indiana limited liability company of Lake county in the State of Indiana, for the Indiana (Indiana Indiana) of the Indiana, for the Indiana, Indiana,

The North 61 feat of Lot 39, in Beacon Pointo East Unit 2, Planned Unit Development, an Addition to the Town of Ceder Lake, Lake County, Indiana, as per Plat thereof recorded in Plat Book 114, page 65, in the Office of the Recorder of Lake County, Indiana.

Property Address: 13983 Austin Street Cedar Lake, IN 46303 Parcel No.: 45-15-27-378-012.000-014

## Subject to:

- Taxes for 2021 payable in 2022 and subsequent years.
- 2. Covenants, conditions and restrictions of record.
  3. Assessments levied by Beacon Pointe East of Codar Lake Homeowners
- Association, Inc. 4. Rights or claims

- Association, Inc.

  1. Rights of claims of parties in possession not shown by the public

  2. Encroachments, overleps, boundary line disputes, or other matters which
  would be disclosed by an accurate survey of the premises.

  3. Covenants, easements and/or restrictions which may appear of record on
  the recorded part of subdivision.

The undersigned person(s) executing this deed on behalf of the Grantor represent and certify that they are on authorized signer of the Limited Liability Company and have been fully empowered by a proper meeting and vote of the Limited Liability Company, to execute and deliver this deed.

Grantor hereby certifies under oath that no gross income tax is due by virtue of this deed.

Dated this 15th day of February 2022

IN WITNESS WHEROF, the said Beacon Foints of Cedar Lake, LLC, an Indiana Limited Miability Company has caused this deed to be executed by Dean E. Schilling, its managing member.

Beacon Pointe of Codar Lake, LLC, an Indiana Limited Liability Company

Dean E. Schilling, Managing Member

STATE OF INDIANA

COUNTY OF LAKE

SS:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Dean E. Schilling, Managing Member of said Limited Liability Company and acknowledged the execution of the foregoing Deed for and on behalf of said Grantor and by its authority.

WITNESS my hand and Notarial seal this 5th day of February 2022.

Margaret B Hardin
Notery Public Seal State of Indiana
Lake County
Commission Number NP0719103

County of Residence: Lake

document prepared by: Kevin V. Hunt 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. S: Kevin V. Hunt

Grantees Address and Tax Bill mailing address: 2300 Ramblewood, Suite A, Highland, IN Return to: MHI Beacon Pointe, LLC, 2300 Ramblewood, Suite A, Highland, In 46322

Fidelity - Highland

Enw2106186

FIDELITY NATIONAL TITLE FNW2106186