

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Mar 16 2022 LM  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

2022-511187  
03/16/2022 09:41 AM  
TOTAL FEES: 25.00  
BY: SP  
PG #: 2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## LIMITED LIABILITY COMPANY WARRANTY DEED

File No.: CTNW2107926A  
CT Schererville LLC

**THIS INDENTURE WITNESSETH**, that BLB St. John LLC, an Indiana limited liability company (Grantor) CONVEY(S) AND WARRANT(S) to Philippe Home Builders, Inc. (Grantee) for the sum of NO 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): 45-15-03-362-002.000-015

THE SOUTH 42.67 FEET (MEASURED AT RIGHT ANGLES) OF LOT Q 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 0.1371 ACRES, MORE OR LESS; ALL IN LAKE COUNTY, INDIANA.

Property: 10810 Scarlet Oak Dr. 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 a current member/manager of said Grantor(s) and have been fully empowered, by proper meeting and vote of Grantor(s) to execute and deliver this deed.

IN WITNESS WHEREOF, Grantor has executed this deed this 11 day of March, 2022.

BLB St. John, LLC, an Indiana limited liability company

By: Jonathan Lotton, Vice-President

By: Jonathan Lotton, Vice-President

State of Indiana

County of Lake

Before me, a Notary Public in and for said County and State, personally appeared Jonathan Lotton, as Vice-President of Lotton Development, Inc., Manager of BLB St. John, LLC, an Indiana limited liability company, 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 11 day of March, 2022

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



CTNW2107926

No Sales Disclosure Needed  
Mar 15 2022  
By: FGR  
Office of the Lake County Assessor

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

**Grantee's Address and Tax Billing Address:** 3500 Union Ave  
Steger, IL 60475

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