

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Oct 14 2022 LM

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

2022-541981  
10/14/2022 10:30 AM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 3

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## LIMITED LIABILITY COMPANY WARRANTY DEED

File No.: FNW2203169-SM

**THIS INDENTURE WITNESSETH**, that Northwest Associates, LLC (Grantor) CONVEY(S) AND WARRANT(S) to Jakob R. Winarski and Justine N. Winarski, husband and wife (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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

**Property:** 8341 Cottage Grove Ave, Highland, IN 46322

**Tax ID No.:** 45-07-22-154-005.000-026

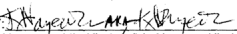
**Subject** to all current real estate taxes and assessments and all subsequent taxes and assessments.

**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 12th day of October, 2022.

Northwest Associates, LLC

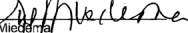
By:   
Nayeemuddin Khaja a/k/a Nayeem Khaja, Manager

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Nayeemuddin Khaja a/k/a Nayeem Khaja, as Manager of Northwest Associates, LLC, 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 12th day of October, 2022

Signature:   
Printed: Susan Miedema  
Resident of: Lake County  
State of: INDIANA  
My Commission expires: July 26, 2030



**Prepared By:** Timothy R. Kuiper  
Austgen Kuiper Jasaitis P.C.  
130 North Main Street, Crown Point, IN 46307

**Grantee's Address and Tax Billing Address:** 8341 Cottage Grove Ave  
Highland, IN 46322

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: Susan Miedema

**FIDELITY NATIONAL TITLE**  
FNW2203169

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**Return To:** Jakob R. Winarski and Justine N. Winarski  
8341 Cottage Grove Ave  
Highland, IN 46322

Property of Lake County Recorder

# NOT AN OFFICIAL DOCUMENT

**EXHIBIT "A"**  
Legal Description

For APN/Parcel ID(s): 45-07-22-154-005.000-026

LOT 61 IN HIGHLAND PARK 2ND ADDITION TO THE TOWN OF HIGHLAND, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 31 PAGE 28, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property of Lake County Recorder