

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Dec 08 2022 LM

JOHN E. PETALAS
LAKE COUNTY AUDITOR

2022-548838
12/08/2022 02:22 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

LIMITED LIABILITY COMPANY WARRANTY DEED

THIS INDENTURE WITNESSETH THAT: **Premier Plus Properties, LLC**, ("Grantor"), a Limited Liability Company organized and existing under the laws of the State of Indiana, CONVEYS AND WARRANTS TO: Vicki L. Lang and Ashley Sautter-Junkens, as joint tenants with right of survivorship of Lake County in the State of In for and in consideration of Ten Dollars and other valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in **Lake** County in the State of Indiana, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Subject to all taxes, zoning requirements, easements and restrictions of record.

The undersigned person executing this deed represents and certifies on behalf of the Grantor, that the undersigned is a Member of the Grantor and has been fully empowered by proper resolution, or by the Operating Agreement of the Grantor, to execute and deliver this deed; that the Grantor is a limited liability company in good standing in the State of Indiana; that the Grantor has full capacity to convey the real estate described; and that all necessary action for the making of this conveyance has been duly taken.

IN WITNESS WHEREOF, the said Grantor has caused this deed to be executed by and through its authorized member this **8th of December, 2022**.

Premier Plus Properties, LLC

BY: Kason Rainey
Signature

Kason Rainey President
Printed Name & Title

STATE OF INDIANA)
)SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this **8th of December, 2022**, personally appeared Kason Rainey, an authorized member/manager of **Premier Plus Properties, LLC** and acknowledged the execution of the foregoing Limited Liability Company Warranty Deed, and who having been duly sworn, stated that the representations contained therein are true.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

Jolene Kratochvil
Jolene Kratochvil, Notary Public
A Resident of Lake County
My Commission Expires: November 13, 2029
My Commission No. 648497



MAIL TAX BILLS TO: Vicki L. Lang and Ashley Sautter-Junkens

466 W. 85th Drive, Merrillville, In 46410

GRANTEE(S) ADDRESS:

466 W. 85th Drive, Merrillville, In 46410

THIS INSTRUMENT PREPARED BY: Douglas R. Kvachkoff, Attorney at Law
325 N. Main, Crown Point, IN 46307, 219-662-2977
File No.: IN-22-67020-01

I affirm, under the penalties for perjury, that I have taken reasonable care to protect each Social Security number in this document, unless required by law: Jolene Kratochvil

NOT AN OFFICIAL DOCUMENT

LEGAL DESCRIPTION

All of Lot 13 in Hunter's Glen North, Phase Two, an Addition to the Town of Merrillville, Indiana, as shown in Plat Book 111, page 77 in the Office of the Recorder of Lake County, Indiana, EXCEPTING THEREFROM the following described part: Beginning at the Northeast corner of said Lot 13; thence South 00 degrees 48 minutes 32 seconds West 150.00 feet along the East line of said Lot 13 to the Southeast corner of said Lot 13; thence North 89 degrees 11 minutes 28 seconds West 42.67 feet along the South line of said Lot 13 to the extension of the centerline of an existing party wall; thence North 00 degrees 48 minutes 32 seconds East, 150.00 feet along said centerline and extensions thereof to the North line of said Lot 13; thence South 89 degrees 11 minutes 28 seconds East 42.67 feet along said North line to the point of beginning of said exception.

Commonly known as 466 West 85th Drive, Merrillville, IN 46410

Tax Key No(s): 45-12-28-204-014,000-030

Property of Lake County Recorder