

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jan 23 2023 GM

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

2023-502137  
01/23/2023 01:59 PM  
TOTAL FEES: 25.00  
BY: JAS  
PG # : 3

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

**Prepared by:**

TM & V LLC  
200 W. 22<sup>nd</sup> Street, Suite 240  
Lombard, IL 60148

Tax Key Numbers: 45-16-20-382-006.000-042

**After recording mail to, and  
send Tax Statements to:**

Providence Homes at Regency, Inc.  
13138 Rutledge Place  
Lombard, IL 60148

DEED

K Z

THE GRANTOR, TM & V, LLC., a limited liability company, ("Grantor") for and in consideration of ~~TEN AND~~ <sup>TEN AND</sup> 00/100----- DOLLARS, AND OTHER VALUABLE CONSIDERATION in hand paid, CONVEYS and WARRANTS Providence Homes at Regency, Inc., an Indiana corporation ("Grantee") the following described real estate situated in the County of Lake in the State of Indiana, to wit:

SEE LEGAL DESCRIPTION ATTACHED EXHIBIT A

Grantee Address is commonly known as Lot 42, 13138 Rutledge Place, Crown Point, IN 46307

Tax Key Numbers: 45-16-20-382-006.000-042

*Subject to covenants, conditions, restrictions, easements for streets, utilities and building lines (including side yard, front yard and rear yard lines), as contained in plat of subdivision and as contained in all other documents and instruments of record, including, but not limited to (a) Reservations, restrictions, covenants, limitations, easements and/or other conditions as shown on plat filed for record on November 12, 2021 as Instrument No. 2021-066757 in Plat Book 115 Page 10, of the Lake County Records; (b) Reservations, restrictions, covenants, limitations, easements, and/or conditions, as established in instrument, filed for record September 28, 2010 as Instrument No. 2010 056161 of the Lake County Records; (c) Reservations, restrictions, covenants, limitations, easements, and/or conditions, as established in instrument, filed for record October 20, 2010, in Instrument No. 2010 060873 of the Lake County Records; (d) Taxes for 2022 due and payable in 2023 and taxes for 2023 due and payable in 2024.*

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

Grantor hereby expressly waives and releases any and all rights or benefit under and by virtue of any and all statutes of the State of Indiana providing for the exemption of homestead from sale on execution or otherwise.

The undersigned person executing this deed represents and certifies on behalf of the Grantor, the undersigned is the Manager of the Grantor and has been fully empowered by proper resolution, or the Operating Agreement of the Grantor, to execute and deliver this deed; that the Grantor is a corporation in good standing in the State of its origin and, where required, in the State where the subject real estate is situated; and that the Grantor has full corporate action for the making of this conveyance.

No Sales Disclosure Needed  
Jan 23 2023  
By: FGR  
Office of the Lake County Assessor

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IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 4<sup>th</sup> day of January 2023.

TM & V LLC

By

John P. Carroll, Authorized Representative

STATE OF ILLINOIS )  
COUNTY OF DUPAGE )

The undersigned, being a Notary Public in and for the State and County aforementioned, does hereby certify that John P. Carroll, an authorized representative of TM & V LLC., an Indiana corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed the said instrument as her free and voluntary act, for the uses and purposes therein set forth. <sup>K2</sup> LLC

Given under my hand and notarial seal, this 4<sup>th</sup> day of January 2023.

NOTARY PUBLIC



Commission Expires: December 02, 2024

This instrument prepared by  
and after recording return to:

Michael P. Langlo  
Providence Homes at Regency, Inc.  
200 W. 22<sup>nd</sup> Street, Suite 240  
Lombard, Illinois 60148  
(630) 925-1029

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EXHIBIT A

## LEGAL DESCRIPTION

LOT 42 IN THE FAIRWAYS AT REGENCY PHASE 2, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 115,  
PAGE 10 AS DOCUMENT NO. 2021-066757, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY,  
INDIANA.

PIN #

45-16-20-382-006.000-042

ADDRESS

13138 Rutledge Place  
Crown Point, IN 46307

Property of Lake County Recorder