

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Mar 23 2023 LM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-508481
03/24/2023 12:28 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

CTNW 2300272

Prepared by:

Creekwood Development, LLC.
200 W. 22nd Street, Suite 240
Lombard, IL 60148

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

Lee Broomfield
7483 Williams Street
Merrillville, IN 46410

Tax Key Numbers: 45-12-18-354-003.000-030

DEED

THE GRANTOR, Creekwood Development, LLC., an Indiana corporation, ("Grantor") for and in consideration of TEN AND 00/100----- DOLLARS, AND OTHER VALUABLE CONSIDERATION in hand paid, CONVEYS and WARRANTS to Lee Broomfield ("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 35, 7483 Williams Street, Merrillville, IN 46410

Tax Key Numbers: 45-12-18-354-003.000-030

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 February 9, 2022 as Instrument No. 2022-004989 in Plat Book 115 Page 41, of the Lake County Records; (b) Reservations, restrictions, covenants, limitations, easements, and/or conditions, as established in instrument, filed for record September 20, 2022 as Instrument No. 2022 538557 of the Lake County Records; (c) 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.

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IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 21st day of February 21, 2023.

Creekwood Development, LLC.

By

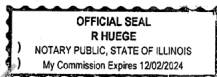

John P. Carroll, Authorized Representative

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 Creekwood Development, 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.

Given under my hand and notarial seal, this 21st day of February 21, 2023.


NOTARY PUBLIC R. Huege



Commission Expires: December 02, 2024

This instrument prepared by
and after recording return to:

Michael P. Langlo
Creekwood Development, LLC
200 W. 22nd Street, Suite 240
Lombard, Illinois 60148
(630) 925-1029

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EXHIBIT A

LEGAL DESCRIPTION

LOT 35 IN CREEKWOOD CROSSING - UNIT 3, BLOCK 1, AN ADDITION TO THE TOWN OF MERRILLVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 115 PAGE 41 AS DOCUMENT NO. 2022-004989, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PIN

45-12-18-354-003.000-030

ADDRESS

7483 Williams Street
Merrillville, IN 46410

Property of Lake County Recorder