

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 13 2023 GM

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-510781
04/14/2023 10:31 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 1

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

LIMITED LIABILITY COMPANY WARRANTY DEED

THIS INDENTURE WITNESSETH THAT: **Olson Group Network, LLC**, ("Grantor"), a Limited Liability Company organized and existing under the laws of the State of Indiana, CONVEYS AND WARRANTS TO: **Nicos A. Rodriguez** of LAKE County in the State of INDIANA 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:

Lot 31, Block 9, Gary Land Company's 5th Subdivision, City of Gary, as shown in Plat Book 15, page 3 1/2, Lake County, Indiana.

Commonly known as 529 Taft Street, Gary, IN 46404

Tax Key No(s): 45-08-05-406-007,000-004

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 28th of March, 2023.

Olson Group Network, LLC

By: Manuel Garcia Jr.
Signature
Manuel Garcia Jr. Authorized
Printed Name & Title Agent

STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, do hereby certify that Manuel Garcia Jr. who having been duly sworn, stated that he/she is an authorized member/manager of Olson Group Network, LLC and acknowledged the execution of the foregoing Limited Liability Company Warranty Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and official seal, this 28th of March, 2023.

Jennifer C. Waters
Notary Public
Commission Expires: September 20, 2025
Commission No.: 703616
County of Residence: Lake



MAIL TAX BILLS TO: Nicos A. Rodriguez
529 Taft St. Gary IN 46404

GRANTEE(S) ADDRESS: 529 Taft St Gary IN 46404
THIS INSTRUMENT PREPARED BY: Douglas R. Kvachkoff, Attorney at Law
325 N. Main, Crown Point, IN 46307, 219-662-2977
File No.: IN-23-67448-01

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

Jennifer C. Waters