

NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Jun 06 2023 GM
PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

2023-517462
06/07/2023 10:16 AM
TOTAL FEES: 25.00

BY: JAS
PG #: 1
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

WARRANTY DEED

THIS INDENTURE WITNESSETH THAT: Beacon Pointe of Cedar Lake LLC, an Indiana limited liability company, duly organized and existing under the laws of the State of Indiana located in Lake County, in the State of Indiana.

CONVEY AND WARRANT TO: MHI Beacon Pointe, LLC, an Indiana limited liability company of Lake County in the State of Indiana, for and in consideration of Ten Dollars and other good and valuable consideration the receipt of whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

Lot 117, in Beacon Pointe East - Unit 4, Planned Unit Development, an Addition to the Town of Cedar Lake, Lake County, Indiana, as per plat thereof recorded in Plat Book 116, page 12, in the Office of the Recorder of Lake County, Indiana.

Property Address: 9063 Grindel Place, Cedar Lake, IN 46303
Parcel No.: 45-15-27-386-015.000-014

Subject to:

1. Taxes for 2023 payable in 2024 and subsequent years.
2. Covenants, conditions and restrictions of record.
3. Assessments levied by Beacon Pointe East of Cedar Lake Homeowners Association, Inc.
4. Rights or claims of parties in possession not shown by the public records.
5. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey of the premises.
6. Covenants, easements and/or restrictions which may appear of record on the recorded plat of subdivision.


The undersigned person(s) executing this deed on behalf of the Grantor represent and certify that they are an authorized signer of the Limited Liability Company and have been fully empowered by a proper meeting and vote of the Limited Liability Company, to execute and deliver this deed.

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

Dated this 2 day of June, 2023

IN WITNESS WHEREOF, the said Beacon Pointe of Cedar Lake LLC, an Indiana limited liability company has caused this Deed to be executed by Jack Slager, its Authorized Signer

Beacon Pointe of Cedar Lake LLC, an Indiana Limited Liability Company


BY:  Jack Slager, Authorized Signer

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Jack Slager, Authorized Signer, Beacon Pointe of Cedar Lake LLC and acknowledged the execution of the foregoing Deed for and on behalf of said Grantor and by its authority.

WITNESS my hand and Notarial seal this 2 day of June, 2023.




Jennifer L. Faulkner, Notary Public
County of Residence: Lake

My Commission Expires: 4/7/2030

This document prepared by: Kevin V. Hunt, Atty No 36544-45, 8900 Wicker Ave., St. John, IN 46373

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. S: Kevin V. Hunt

Grantees Address and Tax Bill mailing address: 2900 Ramblewood Dr. Ste A, Highland, IN 46322

Return to: MHI Beacon Pointe, LLC, 2900 Ramblewood Dr. Ste A, Highland, IN 46322

FIDELITY NATIONAL TITLE
FNW2301191

Fidelity-Highland FW2301191