

NOT AN OFFICIAL DOCUMENT

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GINA PIMENTEL
RECORDER

2023-016156

STATE OF INDIANA
LAKE COUNTY

10:37 AM 2023 Jun 28

RECORDED AS PRESENTED

**SWORN STATEMENT OF INTENTION
TO HOLD ASSESSMENT LIEN**

This communication is from a Debt Collector.
This is an attempt to collect a debt and any information
obtained will be used for that purpose.

TO: Gretchen A. Goers
8500 W. 105th Avenue
St. John, IN 46373

STATE OF INDIANA }
COUNTY OF LAKE } SS:

The undersigned Board of Directors of The Gates of St. John Homeowners Association, Inc., first duly sworn, make this Sworn Statement of Intention to Hold Assessment Lien upon the property described below and say that: The undersigned,

The Gates of St. John Homeowners Association, Inc.
c/o 1st American Management Co., Inc.
3408 Enterprise Avenue
Valparaiso, Indiana 46383

intends to hold lien for non-payment of Association assessments, late fees, attorney's fees, covenant violation fees, and filing fees (through June 5, 2023), plus any and all Association assessments, late fees, attorney's fees, or other fees and costs assessed or incurred in the future on land commonly known as 8500 W. 105th Avenue, St. John, Indiana 46373, and legally described as follows:

LOT 946 IN THE GATES OF ST. JOHN - UNIT 7D & 9A, AN ADDITION TO THE
TOWN OF ST. JOHN AS SHOWN IN PLAT BOOK 112, PAGE 39, IN THE
OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as 8500 W. 105th Avenue, St. John, Indiana 46373

Parcel No. 45-15-03-276-001.000-015

and all subsequent corrections and amendments thereto, recorded in the Office of the Recorder of Lake County, Indiana, as well as on all buildings, other structures and improvements located thereon or connected therewith.

The amount claimed under this Statement is Two Thousand Seven-Hundred Forty-Five and 35/100 (\$2,745.35) Dollars as of June 5, 2023, and includes late fees, attorney's fees, covenant violation fees, filing/recording fees, plus any and all Association assessments, late fees, attorney's fees, or other fees and costs assessed or incurred in the future.

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This assessment has been put of record for services furnished by the Association to the above-named homeowner of the above-named Association of the above-described real estate as authorized by said Declaration of Covenantants, as amended.

Dated this 15 day of June, 2023.

The Gates of St. John Homeowners Association, Inc.

By: 1st American Management Co., Inc.

By: [Signature]
Michael R. Bottos, President/ Chief Operating Officer, as Agent for The Gates of St. John Homeowners Association, Inc.

Before me, a Notary Public, in and for said County and State, this 15 day of June, 2023, personally appeared Michael R. Bottos, President/Chief Operating Officer, as Agent for The Gates of St. John Homeowners Association, Inc., and acknowledged the execution of the foregoing Sworn Statement of Intention to Hold Assessment Lien, and having been duly sworn, stated that the representations contained therein are true.

My Commission Expires: September 28, 2029

SHARILYN R. LARSON, Notary Public
Resident of La Porte County
My Commission Number: NP0646894

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/ Benjamin T. Ballou
Benjamin T. Ballou

This instrument prepared by:

Benjamin T. Ballou, Attorney at Law
8700 Broadway, Merrillville, Indiana 46410

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