DÜLY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER Jul 20 2023 BDD PEGGY HOLINGA-KATONA LAKE COUNTY AUDITOR

as follows:

2023-523253 07/21/2023 09:18 AM TOTAL FEES: 25.00 BY: JAS PG #: 4 RECORDED AS PRESENTED STATE OF INDIANA LAKE COUNTY FILED FOR RECORD GINA PIMENTEL RECORDER

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE WITNESSETH, That Roger T. Coffin, as Personal
Representative of the Unsupervised Estate of David Frederick Pradt, Deceased, which
Estate is pending in Lake Superior Court, Probate Division under Cause No. 45D11-2209-EU000520 in Lake County, Indiana, by virtue of the power given Personal Representatives under
Indiana law, in consideration for payment of the sum of one dollar (\$1.00) and other valuable
consideration, the receipt of which is hereby acknowledged, hereby CONVEYS and
WARRANTS to Gula, LLC, an Indiana Limited Liability Company, certain real property
located at 7621 Linden Ave., Hammond, IN 46324, Lake County, and more particularly described

SEE ATTACHED LEGAL DESCRIPTION

Subject to any and all easements, restrictions and rights-of-way of record or observable.

Personal Representative's Deed	
Roger T. Coffin, Personal Repr	resentative to
Gula, LLC	
Page 2	
IN WITNESS WHER	EOF, Grantor has executed this Personal Representative's Deed
this day of	, 2023.
(Q _A , C) 8
9	THE UNSUPERVISED ESTATE OF DAVID FREDERICK PRADT
0,	<u> </u>
	Roger T. Coffin
	Roger T Coffin, Personal Representative
	τ_0
STATE OF INDIANA	
) SS: ACKNOWLEDGMENT
COUNTY OF MORGAN)
Refore me a Notory Pub	olic in and for said County and State, personally appeared
Roger T. Coffin Personal Repr	resentative of the Unsupervised Estate of David Frederick Pradt
Deceased, who acknowledged th	ne execution of the foregoing Personal Representative's Deed,
and who, having been duly swor	m, stated that any representations therein contained are true.
Witness my hand and No	otarial Seal this day of 2023.
My Commission Expires:	
wy Commission Expires.	A
January 11, 2024	m Dubandi X Put In
WINT ARY PUB	Deborah L. Certolic, Notary Public
[9]	Resident of Morgan County, Indiana
FEEA	Commission #677931
DI.	/ * [
AJOW, WHAT	AP-per

Personal Representative's Deed Roger T. Coffin, Personal Representative to Gula, LLC Page 3

l'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.

Roger T. Coffin

THIS INSTRUMENT PREPARED BY: Roger T. Coffin, COFFIN, COFFIN & BLACKMAN, 289 S. Main Street, P.O. Box 1735, Martinsville, IN 46151, Phone (765) 342-5506, Fax (765) 349-9545, Attorney No.; 3591-55.

RETURN DEED TO: Roger T. Coffin, COFFIN, COFFIN & BLACKMAN, P.O. Box 1735, Martinsville, IN 46151.

SEND TAX BILLS TO: Zbigniew K. Gula, 3789 Brown Street, Hobart, IN 46342

GRANTEE'S ADDRESS: Gula, LLC, 6741 Columbia Ave., Hammond, IN 46324.

Personal Representative's Deed Roger T. Coffin, Personal Representative to Gula, LLC Page 4

LEGAL DESCRIPTION

Lot 2, EXCEPT the North 7.5 feet thereof, and the North 7.5 feet of Lot 1, in Block 7, in White Oak Manor, the First Re-Division, Hammond, as per plat thereof, recorded in Plat Book 21, Page 24A, in the office of the Recorder of Lake County, Indiana.

Commonly Known As: 7621 Linden Ave., Hammond, IN 46324

PARCEL NO.: 45-07-18-252-028.000-023