

# NOT AN OFFICIAL DOCUMENT

2023-519602  
09/11/2023 12:04 PM  
TOTAL FEES: 25.00  
BY: LAK  
PG #: 2  
RECORDED AS PRESENTED

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Sep 11 2023 BDD

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

## LIMITED LIABILITY COMPANY WARRANTY DEED

File No.: FNW2301097-SMS

**THIS INDENTURE WITNESSETH**, that 1500 North LLC (Grantor) CONVEY(S) AND WARRANT(S) to Demond Stokes (Grantee) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County in the State of Indiana, to wit:

The West 32.67 feet of the East 78.00 feet of the North 90.00 feet of Lot 3 in 1500 North Subdivision, an Addition to the Town of Dyer, as per plat thereof, recorded in Plat Book 114 page 11, in the Office of the Recorder of Lake County, Indiana.

**Property:** 1584 Sheffield Ave., Dyer, IN 46311

**Tax ID No.:** 45-10-12-181-011.000-034

**Subject** to all current real estate taxes and assessments and all subsequent taxes and assessments.

**Subject** to all easements, covenants, conditions, and restrictions of record.

IN WITNESS WHEREOF, The undersigned person(s) executing this deed on behalf of Grantor(s) represent and certify that they are a current member/manager of said Grantor(s) and have been fully empowered, by proper meeting and vote of Grantor(s) to execute and deliver this deed.

IN WITNESS WHEREOF, Grantor has executed this deed this 7th day of September, 2023.

1500 North LLC

By: 

Michael Fancher, Manager

**FIDELITY NATIONAL TITLE  
FNW2301097**

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STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Michael Fancher, as Manager of 1500 North LLC, who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 7th day of September, 2023

Signature: 

Printed: Shannon Stiener

Resident of: Lake County

State of: INDIANA

My Commission expires: March 8, 2031



**Prepared By:** Timothy R. Kuiper  
Austgen Kuiper Jasaitis P.C.  
130 North Main Street, Crown Point, IN 46307

**Grantee's Address and Tax Billing Address:** 1584 Sheffield Ave.  
Dyer, IN 46311

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: Shannon Stiener.

**Return To:** Demond Stokes  
1584 Sheffield Ave.  
Dyer, IN 46311