

2023-13 0896
12/06/2023 11:30 AM
TOTAL FEES: 25.00
BY: JAS
PG #: 1
RECORDED AS PRESENTED

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Dec 06 2023 BDD

PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

LIMITED LIABILITY COMPANY WARRANTY DEED

File No.: CTNW2305042-JRA
CT Highland LLC

THIS INDENTURE WITNESSETH, that Homes of Distinction, LLC, an Indiana limited liability company (Grantor) CONVEY(S) AND WARRANT(S) to Raghvendra Agarwal and Neha M. Bansal Husband and Wife (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:

For APN/Parcel ID(s): 45-06-36-402-006.000-027

LOT 17 IN COMMUNITY RESOURCES, INC., AN ADDITION TO THE TOWN OF MUNSTER, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 98, PAGE 50 AS DOCUMENT NUMBER 2005-102228, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property: 10209 Allison Rd, Munster, IN 46321

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 1st day of December, 2023.

Homes of Distinction, LLC, an Indiana limited liability company

BY: Brandon C. Smith
Brandon C. Smith, Member of
Homes of Distinction, LLC, an Indiana limited liability company

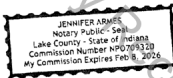
STATE OF INDIANA

COUNTY OF LAKE

Before me, a Notary Public in and for said County and State, personally appeared Brandon C. Smith, as Member of Homes of Distinction, LLC, an Indiana limited liability company, 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 1st day of December, 2023

Signature: Jennifer Armes
Printed: Jennifer Armes
Resident of Lake County
State of INDIANA
My Commission expires: February 8, 2026



Prepared By: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 10209 Allison Rd, Munster, IN 46321

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: Dena Phillips Farling.