

NOT AN OFFICIAL DOCUMENT

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GINA PIMENTEL
 RECORDER
 STATE OF INDIANA
 LAKE COUNTY
 RECORDED AS PRESENTED

2024-002718
 2:56 PM 2024 Jan 26

LIMITED LIABILITY COMPANY
 WARRANTY DEED

TAX: LD. NO. 45-20-18-101-006.000-007

THIS INDENTURE WITNESSETH THAT GRAYTHORNE DEVELOPMENT LLC, AN INDIANA LIMITED LIABILITY COMPANY, (GRANTOR), organized and existing under the laws of the State of INDIANA CONVEYS AND WARRANTS TO BRIAN J. VOTICKE AND LAURA L. VOTICKE TRUSTEES OF THE BRIAN & LAURA VOTICKE LIVING TRUST DATED MAY 29, 2019, (GRANTEES) of LAKE County, in the State of INDIANA, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana, to-wit:

LOT 28 IN GRAYTHORNE PHASE II UNIT B, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 114, PAGE 83, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 4360 WILLARD LN., LOWELL, IN 46356

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2023 TAXES PAYABLE 2024, 2024 TAXES PAYABLE 2025 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

The undersigned person(s) executing this deed represent(s) and certify (certifies) on behalf of the Grantor, that (each of) the undersigned is a member or manager of the Grantor and has been fully empowered by proper resolution, or the Operating Agreement of the Grantor, to execute and deliver this Deed; that the Limited Liability Company is in good standing in the State of its origin and, where required, in the State where the subject real estate is situated; that the Grantor has full legal capacity to convey the real estate described; and that all necessary company action for the making of this conveyance has been duly taken.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 25 day of January, 2024

GRAYTHORNE DEVELOPMENT LLC, AN INDIANA LIMITED LIABILITY COMPANY

By: [Signature]
 BLUE STAR DEVELOPMENT LLC
 BY: CASSIDY DYE, MEMBER

STATE OF INDIANA, COUNTY OF LAKE SS:

Before me, a Notary Public in and for said County and State, personally APPEARED BLUE STAR DEVELOPEMNT, LLC BY: CASSIDY DYE, MEMBER OF GRAYTHORNE DEVELOPMENT LLC, AN INDIANA LIMITED LIABILITY COMPANY and acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

DULY ENTERED FOR TAXATION SUBJECT
 FINAL ACCEPTANCE FOR TRANSFER

JAN 26 2024

PEGGY HOLINGA KATONA
 LAKE COUNTY AUDITOR

Community Title Company
 File No. 2327421

25
 CK# 30156
 RM

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WITNESS my hand and Notarial Seal this 25 day of January, 2024

Commission Number: # 695312

My commission expires: 01-14-2025

Signature [Handwritten Signature]

Resident of PORTER County

Printed CORY JAMES CRITSER, Notary Public

This instrument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303
No legal opinion given to Grantor(s) or Grantee(s) in preparation of deed or form of holding ownership. All information used supplied by title company.

RETURN DEED TO: **GRANTEES**
GRANTEE STREET OR RURAL ROUTE ADDRESS: 2333 W 105th St, St. John, IN 46372
SEND TAX BILLS TO: **GRANTEES** ~~4350 WILLARD LN, LOWELL, IN 46356~~

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. n

[Handwritten Signature]
Signature

Cassidy Dye
Printed Name

Property of Cedar Lake County Recorder