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GINA PIMENTEL
RECORDER

2024-009386

STATE OF INDIANA
LAKE COUNTY
RECORDED AS PRESENTED

9:39 AM 2024 Mar 22

GRANTEES MAILING ADDRESS:
BE Grateful, LLC
3225 McLeod Drive, Suite 777
Las Vegas, Nevada 89121

This space reserved for Recorder's use

CORRECTIVE WARRANTY DEED

This deed is being recorded to correct that certain Warranty Deed recorded January 3, 2024 as Instrument #2024-500401, to corrected the execution date.

THIS INDENTURE WITNESSETH, That **Romera Liddell, an unmarried woman**, of Fulton County, in the State of Georgia (Grantor), CONVEYS and WARRANTS to **BE Grateful, LLC, an Indiana limited liability company**, (Grantee), for the sum of Zero Dollars (\$0.00) and no other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

UNIT 3033, INCLUSIVE, IN LOT 1420 IN THE AMENDED SECONDARY PLAT OF LOTS 1420 AND 1421 OF THE GATES OF ST. JOHN UNIT 17B BEING A SUBDIVISION OF PART OF THE SOUTHHALF OF SECTION 3, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 24, 2022, IN PLAT BOOK 115, PAGE 47, AS DOCUMENT 2022-007433, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Parcel # 45-15-03-454-012.000-015

More commonly known as: 8689 Orchid Drive, Saint John, Indiana 46373

Together with all singular the hereditaments and appurtenances thereto belonging or in any way appertaining, BUT SUBJECT TO all easements, visible or of record, roadways, rights-of-way, conditions, limitations, and restrictions of record, as well as any matter which an accurate survey would disclose; and, FURTHER SUBJECT TO all governmental laws and ordinances, including zoning, health, sanitation and environmental.

Subject to all assessments and the real estate taxes now due and payable and thereafter.

The undersigned person executing this Warranty Deed represents and certifies that they have the power and authority to execute and deliver this deed; that the Grantor has full capacity to convey the real estate described; and all necessary action for the making of this conveyance has been duly taken.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

MAR 22 2024

PEGGY HOLINGA KATON, 1 of 2
LAKE COUNTY AUDITOR



25
8535
E RD

NOT AN OFFICIAL DOCUMENT

Dated this 16 day of February, 2024.

Romera Liddell
Romera Liddell, Grantor

Acknowledgement

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy or validity of that document.

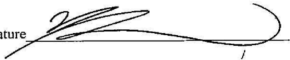
State of California)
)ss.
County of San Bernardino)

On February 16th, 2024 before me, Y. Ramirez, notary public, personally appeared Romera Liddell, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument, sworn to and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

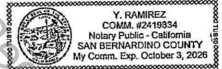
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



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. Clinton M. Coons

This instrument prepared by Clinton M. Coons, Attorney at Law.

Return deed to: Anderson Business Advisors, PLLC
732 Broadway, Suite 201
Tacoma, Washington 98402



Send tax bills to: BE Grateful, LLC
3225 McLeod Drive, Suite 777
Las Vegas, Nevada 89121