

# NOT AN OFFICIAL DOCUMENT

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Apr 01 2024 LM

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

2024-5-00-15  
04/01/2024 10:44 AM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 2  
RECORDED AS PRESENTED

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## CORPORATE WARRANTY DEED

THIS INDENTURE WITNESSETH That

D.R. Horton, Inc. - Midwest, a California Corporation

(Grantor), a corporation organized and existing under the laws of the State of California **CONVEYS AND WARRANTS** to Theodore Scott Browning and Ashley Nicole Browning, husband and wife, not as tenants in common, not in joint tenancy, but as tenants by the entirety

(Grantee), of Fairfield County, in the State of Ohio, for the sum of \$1.00 and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, Indiana:

LOT 2679, IN THE SECONDARY PLAT OF THE GATES OF ST. JOHN UNIT 26B BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 2, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 4TH, 2021, IN PLAT BOOK 115, PAGE 03, AS DOCUMENT 2021-065946, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Parcel No(s): 45-15-02-179-005.000-059

Reservations, Declarations, Covenants, Restrictions, and Easements of record, if any.

Subject to Taxes for the year(s): 2024.

Subject to Covenants, Conditions, Restrictions, and Easements of record. Also subject to zoning ordinances.

The undersigned persons executing this Corporate Warranty Deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor, and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this Deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary action for the making of such conveyance has been taken and done.

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## CORPORATE WARRANTY DEED (Continued)

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed on this 28th day of March, 2024.

BY: Denise Kowalik  
Denise Kowalik, Assistant Secretary, D.R. Horton, Inc. - Midwest, a California Corporation

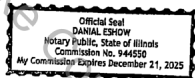
STATE OF ILLINOIS

COUNTY OF LAKE

I, the undersigned a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Denise Kowalik, Assistant Secretary personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument of their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 28 day of March, 2024

[Signature]  
Notary Public



This Instrument Prepared By: D.R. Horton, Inc. - Midwest, a California Corporation, Denise Kowalik, Assistant Secretary

I affirm under penalties of perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law. Name: Jenni Rosales

Send Tax Statements To: Theodore Scott Browning  
Grantees Address: 10335 Morse Pl St. John, In 46373

After Recording Return To: Theodore Scott Browning and Ashley Nicole Browning  
10335 Morse Place, St. John, IN 46373