NOT AN OFFICIAL

GINA DIMENTEL

PG #: 2 RECORDED AS PRESENTED

RECORDER

DUI Y ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

> Aug 01 2024 BDD PEGGY HOLINGA-KATONA LAKE COUNTY AUDITOR

> > Space above this line reserved for Recorder of Deeds

23-39197

GENERAL WARRANTY DEED

THIS GENERAL WARRANTY DEED, is made and entered into this , 2024, by and between Paulco, LLC, an Indiana limited liability company ("Grantor"), with an address of 300 East 90th Drive, Merrillville, Indiana, 46410, and DG Partners LLC, a Missouri limited liability company ("Grantee"), with an address of 5530 Salt River Road, St. Peters, Missouri 63376.

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) paid by Grantee, the receipt of which is hereby acknowledged, does by these presents, GRANT, BARGAIN AND SELL, CONVEY AND CONFIRM unto Grantee, the following described real estate, situated in the County of Lake and State of Indiana, to-wit:

Lot 1 in Dollar General #30671, an Addition to the City of Hobart, Lake County, Indiana, as per plat thereof, recorded in Plat Book 118, Page 6, in the Office of the Recorder of Lake County, Indiana.

Property Addresses: 3701 Montgomery Street, Hobart, IN 46342; 3457 Ridge Road, Hobart, IN 46342; 3451 Ridge Road, Hobart, IN 46342; 3700 BL of Sherman, Hobart, IN 46342

Tax IDs: 45-08-26-226-001.000-018: 45-08-26-226-002.000-018: 45-08-26-226-003.000-018; 45-08-26-226-004.000-018; 45-08-26-226-005.000-018; 45-08-26-226-014 000-018

TO HAVE AND TO HOLD the same, together with all rights and appurtenances to the same belonging, unto Grantee, and to Grantee's successors and assigns forever. Grantor hereby covenanting that Grantor and Grantor's successors and assigns, shall and will warrant and defend the title to the premises unto Grantee, and to Grantee's successors and assigns forever against the lawful claims of all persons whomsoever, excepting, however, the general taxes for the calendar year 2024 and thereafter, and the special taxes becoming a lien after the date of this General Warranty Deed.

I affirm, under the penalties for periury, that I have taken reasonable care to redact each Social Security Number in this General Warranty Deed, unless required by law.

NOT AN OFFICIAL DOCUMENT IN WITNESS WHEREOF, Grantor has executed these presents the day and year first

above written.

	Paulco, LLC
	- 1/1 -1 -1
	By:
	Timothy D. Cleland, Mánager
STATE OF INDIANA)	
STATE OF INDIANA	SS
COUNTY OF PORTER	66
COONTTO	1
On this day of	2024, before me, a Notary Public in and
for said State, personally appeared. Timoth	ny D. Oeland, as Manager of Paulco, LLC, known to me
to be the person who executed the within d	ocument on behalf of said Company and acknowledged
to me that he executed the same for the pu	irposes therein contained.
	•
IN WITNESS WHEREOF, I have he	ereunto set my hand and affixed my official seal in the
County and State aforesaid, on the day an	d year first above written.
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in Landa and	- 41000 11 C
My Commission Expires: 이 (이 () ()	Notary Public
100	
9/	LOLITA L RANSOM
	(*(SEAL)*) Commission Number: NP0745967 My Commission Expires
	01/09/2031
This document was prepared by:	Upon recording this document should be returned to and
Summers Compton Wells LLC Nicholas M. Burkemper, Esq.	subsequent tax statements to:
8909 Ladue Road	DG Partners LLC
St. Louis, Missouri 63124	5530 Salt River Road
•	St. Peters, Missouri 63376
General Warranty Deed - Hobart_ IN (37th and Montgome	ry)(3236628.1)
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