

NOT AN OFFICIAL DOCUMENT

2024-025370  
10/17/2024 02:52 PM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 2  
RECORDED AS PRESENTED

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Oct 17 2024 BDD

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

Metropolitan Title of Indiana, LLC

WARRANTY DEED

Property Address:  
7760 Williams St.  
Merrillville, IN 46410

Tax Parcel No.: 45-12-19-101-009.000-030

This Indenture Witnesseth, That **Green Development Ventures, LLC, a Michigan limited liability company**

**Convey(s) and Warrant(s) to James Towns and Holle Sanders, as joint tenants with right of survivorship and not as tenants in common**

for the sum of **Ten & 00/100 Dollars (\$10.00)** and other valuable consideration, the following described real estate in **Lake** County, in the State of **Indiana**:

Lot 67 in Fox Moor Unit 1A and 2A, an addition to the Town of Merrillville in the Northwest Quarter of Section 19, Township 35 North, Range 8 West of the 2nd Principal Meridian, lying North of the right-of-way line of Highway U.S. 30 and lying East of the East right-of-way line of the Chicago and Erie Railroad, which plat was recorded as Document No. 2008-060560 in Book 103, page 20, in the Office of the Recorder of Lake County, Indiana.

Subject to real estate taxes not yet due and payable.

The undersigned persons executing this deed on behalf of said grantor represent and certify that they are duly elected officers/members/managers/partners of said grantor and have been fully empowered, by proper resolution of the Board of Directors/Managers/Partners of said grantor to execute and deliver this deed; that the grantor has full capacity to convey the real estate described herein and that all necessary action for the making of such conveyance has been taken and done.

**Subject To** any and all easements, agreements, and restrictions of record, and to legal highways.

Signed this 11<sup>th</sup> day of October 2024.

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Green Development Ventures, LLC

By: 

Its: Authorized Signatory

Acknowledgement

State of Michigan, Kalamazoo County:

On this date below, before me, a Notary Public in and for the said County and State, personally appeared Amber Webster the **Authorized Signatory of Green Development Ventures, LLC**, who acknowledged the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and notarial seal this 11 day of October, 2024.

My commission expires: 11/29/24

Signature 

Printed Emily Morris, Notary Public

Residing in Kalamazoo County, Michigan

This instrument prepared by William Jaquinde, Attorney at Law.

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.

Name Christina Bloom

**Grantee's Mailing Address and Mailing Address for Tax Bills:**

(must be a street address)

7700 Williams St.  
Merrillville, IN 46410

File No.: 4041-252817

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EMILY MORRIS  
Notary Public, State of Michigan  
County of Kalamazoo  
My Commission Expires January 29, 2029  
Acting in the County of Kalamazoo