

**NOT AN OFFICIAL DOCUMENT**

2024-536181  
10/23/24 02:39 PM  
TOTAL FES: 15.00  
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 23 2024 BDD

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

Property Number:  
45-11-10-379-005.000-036

Tax Mailing Address:  
2929 JEWETT AVE  
HIGHLAND IN 46322

**COMPANY WARRANTY DEED**

**THIS INDENTURE WITNESSETH** that NWI Homes LLC, Grantor, of Lake County, in the State of Indiana, Conveys and Warrants to

**Housemart Inc.,**

Grantee, of Lake County, in the State of Indiana, for the sum of ten dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, in the State of Indiana:

The West 682.5 feet of the South 85 feet of the North 234.52 feet of the South half of the Southeast Quarter of the Southwest Quarter of Section 10, Township 35 North, Range 9 West of the 2nd Principal Meridian, in the Town of Schererville, Lake County, Indiana (except the West 37.5 feet thereof, which is embraced in Austin Avenue).

Commonly known as: 1427 Austin Avenue  
Schererville, IN 46375

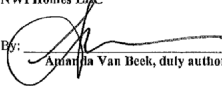
**SUBJECT TO** the terms, covenants conditions, restrictions and limitations of any instrument of record affecting the use or occupancy of said real estate; roads and highways; streets and alleys; limitations by fences and/or other established boundary lines; ditches and drains; easements; zoning, building and subdivision control ordinances and amendments thereto; special assessments, if any, and real estate taxes for the year 2024 payable in 2025 and thereafter.

IN WITNESS WHEREOF, NWI Homes LLC has executed this Company Warranty Deed on this

21<sup>st</sup> day of October, 2024.

NWI Homes LLC

By:

  
Amanda Van Beek, duly authorized signatory

(Company Warranty Deed -- GTC File No. IN018640 - Page 1 of 2)

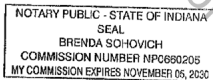
**Greater Indiana Title Company**

# NOT AN OFFICIAL DOCUMENT

State of Indiana )  
) SS:  
County of Lake )

Before me, the undersigned Notary Public in and for said County and State, personally appeared Amanda Van Beek, as duly authorized signatory of NWI Homes LLC, and acknowledged the execution of the foregoing Company Warranty Deed for and on said Company's behalf, as its free and voluntary act for the purposes stated therein, and who, having been duly sworn upon her oath, stated that the representations contained therein are true.

Witness my hand and Notarial Seal this 21<sup>st</sup> day of October, 2024.



Notary's Signature: \_\_\_\_\_

Notary's Printed Name: Brenda Sohovich

Notary's County of Residence: Porter

Notary's Commission Expires: 11/5/2030

Notary's Commission Number: NPA44205

After recording return to and Mailing Address of Grantee:

Housemart Inc.  
2929 JEWETT AVE  
HIGHLAND IN 46322

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. Chris Fox

This instrument was prepared by Chris Fox, Attorney at Law, Indiana License #19091-64; Address: 516 East 86<sup>th</sup> Avenue, Merrillville, IN 46410-6213 (Phone: 219/791-1520; Fax: 219/791-9366); referencing Greater Indiana Title Company commitment no. IN018640.

(Company Warranty Deed - GITC File No. IN018640 - Page 2 of 2)