STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2000 031285

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MORRIS W. CARTER
RECORDER

Prescribed by the State Board of Accounts

TAX DEED

WHEREAS CLEMONDS, MARY F did the 6th day of November, 1998 produce to the undersigned, PETER BENJAMIN Auditor of the County of LAKE in the State of Indiana, a certificate of sale dated the 17th day of September, 1997, signed by SAM ORLICH who, at the date of sale, was Auditor of the County, from which it appears that CLEMONDS, MARY F on the 17th day of September, 1997, purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of One Hundred Seventy Four Dollars and six cents ($174.06), being the amount due on the following tracts of land returned delinquent in the name PHILLIPS BUDDY E & JEAN for 1996 and prior years, namely;

31-25-0247-0027
COMMON ADDRESS: 7308 W. 129TH AVE., CEDAR LAKE, IN. 46303
SHADES ADDITION CEDAR LAKE, PLAT H-H
ALL LOT 27 BLOCK 1, IN THE CITY OF CEDAR LAKE, INDIANA.

Such real property has been recorded in the Office of the LAKE County Auditor as delinquent for the nonpayment of taxes and proper notice of the sale has been given. It appearing that CLEMONDS, MARY F is the owner of the certificate of sale, that the time for redeeming such real property has expired, that the property has not been redeemed, that CLEMONDS, MARY F has demanded a deed for the real property described in the certificate of sale, that the records of the LAKE County Auditor's Office State that the real property was legally liable for taxation, and the real property has been duly assessed and properly charged on the duplicate with the taxes and special assessments for 1996 and prior years:

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THEREFORE, this indenture, made this 6th day of November, 1998, between the State of Indiana by PETER BENJAMIN, Auditor of LAKE County, of the first part, and CLEMONDS, MARY F of the second part, witnesseth; That the party of the first part, for and in consideration of the premises, has granted and bargained and sold to the party of the second part, his heirs and assigns, the real property described in the certificate of sale, situated in the County of LAKE, and State of Indiana, namely and more particularly described as follows:

31-25-0247-0027
COMMON ADDRESS: 7308 W. 129TH AVE., CEDAR LAKE, IN. 46303
SHADES ADDITION CEDAR LAKE, PLAT H-H
ALL LOT 27 BLOCK 1, IN THE CITY OF CEDAR LAKE, INDIANA.

to have and to hold such real property, with the appurtenances belonging thereto, in as full and ample a manner as the Auditor of said County is empowered by law to convey the same.

In testimony whereof, PETER BENJAMIN, Auditor of LAKE County, has hereunto set his/her hand, and affixed the seal of the Board of County Commissioners, the day and year last above mentioned.

Witness: _____ (L.S.)
PETER BENJAMIN, Auditor of LAKE County

Attest: PEGGY HOLINGA KATONA
Treasurer: LAKE County

State OF INDIANA }
} SS.
County OF LAKE }

Before me, the undersigned, ANNA N ANTON, in and for said County, this day, personally came the above named PETER BENJAMIN, Auditor of said County, and acknowledged that he/she signed and sealed the foregoing deed for the users and purposes therein mentioned.

In witness whereof, I have hereunto set my hand and seal this ____ day of MAR 1 5 2000, 2000.

ANNA N ANTON, Clerk of LAKE County

This instrument prepared by Lee J. Christakis, Attorney at Law
7870 Broadway,Suite G, Merrillville, IN. 46410

Post Office address of grantee: 215 E 159TH ST
HARNEY, IL 60426-5104

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

MAY 0 8 2000

PETER BENJAMIN
LAKE COUNTY AUDITOR

14-24-5

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