

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2000 SEP 27 AM 10:14

Prescribed by the State Board of Accounts

2000 070497

**TAX DEED**

WHEREAS KEY CORPORATE CAPITAL, INC. did the January 13th, 2000 produced to the undersigned, PETER BENJAMIN Auditor of the County of LAKE in the State of Indiana, a certificate of sale dated the September 23rd, 1998, signed by SAM ORLICH who, at the date of sale, was Auditor of the County, from which it appears that BLACKBIRD VENTURES, LTD & KCCI on the September 23rd, 1998, purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of (\$20,000.00) TWENTY THOUSAND AND 0/100 DOLLARS, being the amount due on the following tracts of land returned delinquent in the name RAMOS BARBARA A for 1997 and prior years, namely:

09-11-0153-0031  
COMMON ADDRESS: 1726 FAIRBANKS ST, ST. JOHN, IN 46373  
PART OF THE SOUTH HALF OF THE WEST HALF OF THE SOUTHEAST ¼ OF SECTION 11, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> PRINCIPAL MERIDIAN LYING NORTH OF A LINE 600 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID SOUTHEAST ¼ AND WEST OF A LINE 700 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ AND SOUTH OF THE SOUTHLINE OF THE TRACT OF LAND CONVEYED BY RAY E. SEBERGER AND WIFE IRENE M. TO R.J. MILNE BY WARRANTY DEED RECORDED MARCH 25, 1948, IN DEED RECORD 806, PAGE 83, AND PART OF THE SOUTH ½ OF THE WEST ¼ OF THE SOUTHEAST ¼, SECTION 11, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> P.M. DESCRIBED AS THAT PART OF THE EAST 700 FEET OF SAID TRACT LYING BETWEEN THE SOUTH LINE OF PARCEL OF LAND CONVEYED BY RAY E. SEBERGER AND WIFE, IRENE M. TO HARVEY W. BURK AND WIFE VADA H. BY WARRANTY DEED RECORDED FEBRUARY 24, 1949, IN DEED RECORD 832, PAGE 293, AND THE NORTH LINE OF THE PARCEL OF LAND CONVEYED BY SAID SEBERGER AND WIFE TO DEWY OYLER AND WIFE LEE BY WARRANTY DEED RECORDED JULY 2, 1948, IN DEED RECORD 814, PAGE 452, IN LAKE COUNTY, INDIANA.

the Lake County Recorder!

Such real property have 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 KEY CORPORATE CAPITAL, INC., are 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 KEY CORPORATE CAPITAL, INC., have 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 have been duly assessed and properly charged on the duplicate with the taxes and special assessments for 1997 and prior years:

THEREFORE, this indenture, made this January 13th, 2000 between the State of Indiana by PETER BENJAMIN, Auditor of LAKE County, of the first part, and KEY CORPORATE CAPITAL, INC., of the second part, witnesseth; That the party of the first part, for and in consideration of the premises, have granted and bargained and sold to the party of the second part, their 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:

09-11-0153-0031  
COMMON ADDRESS: 1726 FAIRBANKS ST, ST. JOHN, IN 46373  
PART OF THE SOUTH HALF OF THE WEST HALF OF THE SOUTHEAST ¼ OF SECTION 11, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> PRINCIPAL MERIDIAN LYING NORTH OF A LINE 600 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID SOUTHEAST ¼ AND WEST OF A LINE 700 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ AND SOUTH OF THE SOUTHLINE OF THE TRACT OF LAND CONVEYED BY RAY E. SEBERGER AND WIFE IRENE M. TO R.J. MILNE BY WARRANTY DEED RECORDED MARCH 25, 1948, IN DEED RECORD 806, PAGE 83, AND PART OF THE SOUTH ½ OF THE WEST ¼ OF THE SOUTHEAST ¼, SECTION 11, TOWNSHIP 35 NORTH, RANGE 9 WEST OF THE 2<sup>ND</sup> P.M. DESCRIBED AS THAT PART OF THE EAST 700 FEET OF SAID TRACT LYING BETWEEN THE SOUTH LINE OF PARCEL OF LAND CONVEYED BY RAY E. SEBERGER AND WIFE, IRENE M. TO HARVEY W. BURK AND WIFE VADA H. BY WARRANTY DEED RECORDED FEBRUARY 24, 1949, IN DEED RECORD 832, PAGE 293, AND THE NORTH LINE OF THE PARCEL OF LAND CONVEYED BY SAID SEBERGER AND WIFE TO DEWY OYLER AND WIFE LEE BY WARRANTY DEED RECORDED JULY 2, 1948, IN DEED RECORD 814, PAGE 452, IN LAKE COUNTY, 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, have hereunto set his hand, and affixed the seal of the Board of County Commissioners, the day and year last above mentioned.

*Peggy Holinga Katona*  
Attest: PEGGY HOLINGA KATONA

Witness: *Peter Benjamin* (L.S.)  
PETER BENJAMIN, Auditor of LAKE County

Treasurer: LAKE County

State OF INDIANA )  
County OF LAKE ) SS.

*AM*  
*WC*

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 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 SEP 19 day of 4, 2000.

*Anna N. Anton*  
ANNA N ANTON, Clerk of LAKE County

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

Post Office address of grantee: 30 FEDERAL ST  
BOSTON, MA 02110

