

2006 012845

2006 FEB 16 PM 3:09

MICHAEL A. BROWN  
RECORDER

# TAX DEED

WHEREAS PATRICE WILBURN did the 31<sup>st</sup> day of October, 2005 produce to the undersigned, PEGGY KATONA, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 02<sup>ND</sup> day of February, 2005, signed by STEPHEN R. STIGLICH who, at the date of sale, was Auditor of the County, from which it appears that PATRICE WILBURN on the 02<sup>ND</sup> day of February, 2005, purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$12,000.00 (TWELVE THOUSAND DOLLARS and 00/100), being the amount due on the following tracts of land returned delinquent in the name Melvin L Adams, Jr. for 2002 and prior years, namely:

25-43-0396-0011  
COMMON ADDRESS: 2056 PENNSYLVANIA ST. GARY IN. 46407  
JOHN GUNZENHAUSER'S 2ND SUB. ALL L.12 BL.3

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 PATRICE WILBURN 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 PATRICE WILBURN 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 2002 and prior years.

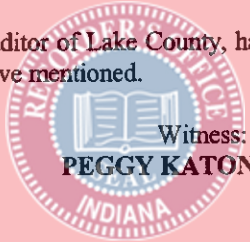
THEREFORE, this indenture, made this 31<sup>st</sup> day of October, 2005 between the State of Indiana by PEGGY KATONA, Auditor of Lake County, of the first part, and PATRICE WILBURN of the second part, witnesseth; That the party of the first part, for and in consideration of the premises, has granted and bargained and sold to the party of the second part, 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:

25-43-0396-0011  
COMMON ADDRESS: 2056 PENNSYLVANIA ST. GARY IN. 46407  
JOHN GUNZENHAUSER'S 2ND SUB. ALL L.12 BL.3

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, PEGGY KATONA, 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.

*John E. Petalas*  
Attest: John Petalas Treasurer: Lake County



Witness: *Peggy Katona*  
PEGGY KATONA, Auditor of Lake County

State OF INDIANA }  
County OF Lake } SS.

Before me, the undersigned, THOMAS R. PHILPOT, in and for said County, this day, personally came the above named PEGGY KATONA, 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 17 day of January, 2006  
*Thomas R. Philpot*  
THOMAS R. PHILPOT, Clerk of Lake County

This instrument prepared by PEGGY KATONA, Auditor  
Post Office address of grantee: PATRICE WILBURN  
14 CONDIT  
HAMMOND IN. 46320

*Peggy Katona*  
Deputy Clerk

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

FEB 03 2006

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

002388

16-  
XP  
CS

Prescribed by the  
State Board of Accounts  
(2005)

County form 170

Declaration

This form is to be signed by the preparer of a document and recorded with each document in accordance with IC 36-2-7.5-5(a).

I, the undersigned preparer of the attached document, in accordance with IC 36-2-7.5, do hereby affirm under the penalties of perjury:

1. I have reviewed the attached document for the purpose of identifying and, to the extent permitted by law, redacting all Social Security number in attached document.
2. I have redacted, to the extent permitted by law, each Social Security number in the attached document.

I, undersigned, affirm under the penalties of perjury, that the foregoing declarations are true.



*Patrice Wilbur*  
\_\_\_\_\_  
Signature of Declarant

*PATRICE WILBUR*  
\_\_\_\_\_  
Printed Name of Declarant