

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2006 074812

2006 AUG 25 AM 11:04

MICHAEL A. BROWN  
RECORDER

Prescribed by the State Board of Accounts

# TAX DEED

WHEREAS SEAN C. TEAMER did the 14<sup>TH</sup> day of November, 2003 produce to the undersigned, STEPHEN R. STIGLICH, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 19<sup>TH</sup> day of September, 2002, signed by Peter Benjamin who, at the date of sale, was Auditor of the County, from which it appears that SEAN C. TEAMER on the 19<sup>TH</sup> day of September, 2002, purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$1,451.79 (One Thousand Four Hundred Fifty-One Dollars and 79/100), being the amount due on the following tracts of land returned delinquent in the name George W. & Donna M. Bradshaw for 2002 and prior years, namely:

25-41-0239-0016  
COMMON ADDRESS: 4466 VIRGINIA ST. GARY, IN. 46409  
BUNGALOW HEIGHTS L.15 BL.7

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 SEAN C. TEAMER 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 SEAN C. TEAMER 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 the 14<sup>TH</sup> day of November, 2003 between the State of Indiana by STEPHEN R. STIGLICH, Auditor of Lake County, of the first part, and SEAN C. TEAMER 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:

25-41-0239-0016  
COMMON ADDRESS: 4466 VIRGINIA ST. GARY, IN. 46409  
BUNGALOW HEIGHTS L.15 BL.7

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*  
Witness: 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 1<sup>st</sup> day of August, 2006

*Thomas R. Philpot*  
THOMAS R. PHILPOT, Clerk of Lake County

This instrument prepared by PEGGY KATONA, Auditor

Post Office address of grantee: SEAN C. TEAMER  
3932 W. 79<sup>TH</sup> CT  
MERRILLVILLE, IN 46410

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

AUG 25 2006  
PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

"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."

PREPARED BY: *Sean C. Teamer*

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