

2006 095217

2006 OCT 31 AM 9:51

TAX DEED

MICHAEL L. TOWN
RECORDER

81103

Chicago Title Insurance Company

WHEREAS Tru-Bass Enterprises, LLC did the 01st day of August 2005 produce to the undersigned PEGGY KATONA, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 02TH 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 Tru-Bass Enterprises, LLC on the 02TH day of February, 2005, purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$2,914.66 (Two Thousand Nine Hundred Fourteen Dollars and 66/100), being the amount due on the following tracts of land returned delinquent in the name Donna Roggenthien & Debra Fleeger for 2002 and prior years, namely:

25-46-0277-0049
COMMON ADDRESS: 5000 W. 19TH AVE. GARY IN. 46406
OSBORNES 1ST ADD. E. CHICAGO LOT 48 BL. 4

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 Tru-Bass Enterprises, LLC 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 Tru-Bass Enterprises, LLC 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 01st day of August 2005 between the State of Indiana by PEGGY KATONA, Auditor of Lake County, of the first part, and Tru-Bass Enterprises, LLC 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:

25-46-0277-0049
COMMON ADDRESS: 5000 W. 19TH AVE. GARY IN. 46406
OSBORNES 1ST ADD. E. CHICAGO LOT 48 BL. 4

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

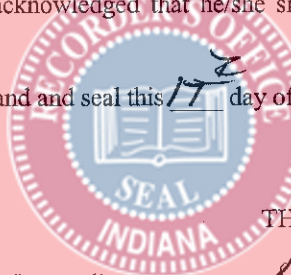
Witness: *Peggy Katona*
PEGGY KATONA, Auditor of Lake County

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 17th day of January, 2006



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

This instrument prepared by PEGGY KATONA, Auditor

Holly Archer
Deputy Clerk

Post Office address of grantee: Tru-Bass Enterprises, LLC
20 E. TIMONIUM RD, SUITE 106
TIMONIUM, MD 21093

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

CTIC Has made an accomodation
recording of the instrument.

OCT 30 2006

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

022214

16-
2P
CT