

# TAX DEED

WHEREAS PARAGON-BECKHAM, LLC did the 8<sup>TH</sup> day of September, 2006 produce to the undersigned, PEGGY KATONA, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 19<sup>TH</sup> day of March, 2003, signed by Peter Benjamin who, at the date of sale, was Auditor of the County, from which it appears that PARAGON-BECKHAM, LLC on the 19<sup>TH</sup> day of March, 2003, purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of Six Hundred Forty-One Dollars and 65/100 (\$641.65) being the amount due on the following tracts of land returned delinquent in the name Margaret E Decker for 2002 and prior years, namely:

25-45-0316-0038  
COMMON ADDRESS: 2532-34 JOHNSON ST. GARY, IN. 46407  
LINCOLN PARK ADD.L.90 BL.1

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 PARAGON-BECKHAM, 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 PARAGON-BECKHAM, 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 the 8<sup>TH</sup> day of September, 2006 between the State of Indiana by Peggy Katona, Auditor of Lake County, of the first part, and PARAGON-BECKHAM, 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:

25-45-0316-0038  
COMMON ADDRESS: 2532-34 JOHNSON ST. GARY, IN. 46407  
LINCOLN PARK ADD.L.90 BL.1

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* (L.S.)  
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 3rd day of Nov, 2006

PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW."

PREPARED BY: \_\_\_\_\_

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

This instrument prepared by PEGGY KATONA, Auditor  
Post Office address of grantee: PARAGON-BECKHAM, LLC  
P.O. BOX 6122  
HAMMOND, IN. 46325

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

JUN 14 2007

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

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