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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2008 065929

2008 SEP 19 10:43

MICHAEL A. BROWN
RECORDER

MAIL TAX BILLS TO:
MUTUAL BANK, Grantee
1112 S. Washington Street
Naperville, IL 60540

RETURN TO: DAVID W. WESTLAND, ESQ.
TAUBER WESTLAND & BENNETT, P.C.
1415 EAGLE RIDGE DRIVE
SCHERERVILLE, IN 46375

SHERIFF'S DEED ON DECREE

THIS INDENTURE, made this 1st day of August, A.D., 2008, between Rogelio "Roy" Dominguez, Sheriff of Lake County, in the State of Indiana, of the first part, and MUTUAL BANK of the County of DuPage, and State of Illinois of the second part. WITNESSETH:

THAT WHEREAS, at the Continuous Term of the Lake Superior Court, A.D., 2008, MUTUAL BANK recovered by judgment of said Court, in a certain action therein against PIONEER GAS & MINI MART, INC., an Indiana corporation, MOHAMMED SHAKEEL, MANAWER KHUNDMIRI, STATE OF INDIANA DEPARTMENT OF REVENUE, and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS the sum of \$656,506.08, together with interest and the further sum of \$225.00 for Sheriff's costs in that behalf expended; and a decree for the sale of all the interest, estate, right and title of the Defendants in and to that certain Real Estate, described therein as follows, to-wit:

Lot 1, in Peter III Subdivision, as per plat thereof, recorded in Plat Book 97, Page 26, in the Office of the Recorder of Lake County, Indiana.

More commonly known as: 4600 West 37th Avenue, Hobart, IN 46342

Grantee: Mutual Bank
1112 S. Washington Street, Naperville, IL 60540

Tax Key No.: 45-08-23-360-004.000-045 Unit No.: 45

All without relief whatever from valuation or appraisal laws, as by the record thereof remaining in said Court more fully appears.

AND WHEREAS, afterwards, to-wit: On or about the 1st day of August, A.D., 2008, a copy of said judgment and decree was duly issued, and under seal of said Court, attested by the Clerk thereof, directed to the Sheriff of the County of Lake, commanding him that after due and legal notice of the time and place of making the same, he should sell the land above described, with all the interest, estate, right and title of the Defendants, PIONEER GAS & MINI MART, INC., an

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

SEP 19 2008

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

21.00
#8518
PB

015758


Indiana corporation, MOHAMMED SHAKEEL, MANAWER KHUNDMIRI, STATE OF INDIANA DEPARTMENT OF REVENUE, and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, therein, or so much and such parts thereof as might be necessary, according to the terms of said decree, to pay and satisfy the judgment aforesaid, with the interest and cost thereon; and that he should in like manner also make and return all interest and accruing costs thereon, and make due return of said writ to the Clerk's office at the expiration of one hundred and eighty days from the date of the same.

AND WHEREAS, said copy of judgment and order of sale came to the hands of Rogelio "Roy" Dominguez, then the Sheriff of said County, to be executed, and the said Rogelio "Roy" Dominguez, as said Sheriff as aforesaid, having legally advertised the same, did on the 19th day of June, A.D., 2008, at the Court House door in Crown Point in the County aforesaid, between the hours prescribed by law, at public auction, expose to sale the rents, profits, issues and income, of said estate of PIONEER GAS & MINI MART, INC., an Indiana corporation, MOHAMMED SHAKEEL, MANAWER KHUNDMIRI, STATE OF INDIANA DEPARTMENT OF REVENUE, and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, together with all the rights, title and interest in fee simple of the said PIONEER GAS & MINI MART, INC., an Indiana corporation, MOHAMMED SHAKEEL, MANAWER KHUNDMIRI, STATE OF INDIANA DEPARTMENT OF REVENUE, and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS in and to said estate, and the said MUTUAL BANK did then and there bid the sum of \$670,945.31 and no person bidding more, the same was in due form openly struck off and sold to the said MUTUAL BANK for the said sum of \$670,945.31 being the highest bidder, and that being the highest price bid for the same.

the Lake County Recorder!

NOW, THEREFORE, to confirm to said MUTUAL BANK the sale so made as aforesaid, the said Rogelio "Roy" Dominguez, as Sheriff as aforesaid, in consideration of said sum of \$670,945.31 to him in hand paid by said MUTUAL BANK the receipt whereof is hereby acknowledged, as provided by law hath GRANTED, BARGAINED AND SOLD, and doth by these presents GRANT, BARGAIN, SELL, CONVEY AND CONFIRM to the said MUTUAL BANK and its heirs and assigns FOREVER, the Real Estate described above herein, **TO HAVE AND TO HOLD**, all and singular, the premises aforesaid, with the privileges and appurtenances, to the said MUTUAL BANK and its heirs and assigns, forever, in as full and ample a manner as the same was held by PIONEER GAS & MINI MART, INC., an Indiana corporation, MOHAMMED SHAKEEL, MANAWER KHUNDMIRI, STATE OF INDIANA DEPARTMENT OF REVENUE, and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS immediately before the execution of the mortgage mentioned in said decree, foreclosing the same.

IN WITNESS WHEREOF, the said Rogelio "Roy" Dominguez, as Sheriff as aforesaid, has hereunto set his hand and seal the day and year above written.

 (Seal)
Rogelio "Roy" Dominguez,
Sheriff of Lake County, Indiana

STATE OF INDIANA, LAKE COUNTY, SS:

BEFORE ME, a notary public, in and for said County, personally came Rogelio "Roy" Dominguez, Sheriff of said County, and acknowledged the execution of the foregoing deed and the foregoing conveyance to be his voluntary act and deed as such Sheriff.

IN WITNESS WHEREOF, I hereunto subscribe my name, and affix my official seal of office, this 1st day of August, A.D., 2008.



Document is Notary Public

Printed Name:

My Commission Expires:

NOT OFFICIAL!

This Document is the property of the Lake County Recorder's Office

LINDA MARE CAPELLIO
NOTARY PUBLIC STATE OF INDIANA
LAKE COUNTY
MY COMMISSION EXT. AUG. 17, 2009

County of Residence:

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.


David W. Westland

This Instrument prepared by: David W. Westland, Esq., Tauber Westland & Bennett, P.C.
1415 Eagle Ridge Drive, Schererville, IN 46375