

SHERIFF'S DEED

THIS INDENTURE, made this 5th day of September, 2008, by and between Rogelio Roy Dominguez, Sheriff of Lake County, Indiana, as First Party, and AMERICAN SAVINGS, FSB, as Second Party;

2008 076371

WITNESSETH, That:

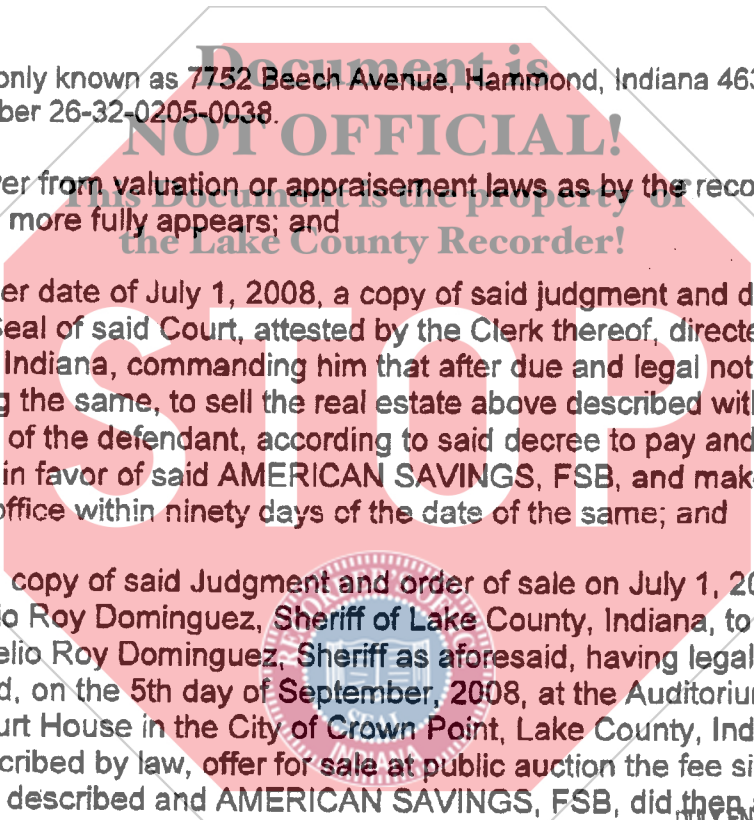
WHEREAS, In the Lake Superior Court, Room Five, Lake County, Indiana, AMERICAN SAVINGS, FSB, in a certain action therein pending bearing Cause No. 45D05-0406-MF-122, against STEVE D. HEKKEL, Lake County Trust Company as Trustee of Trust #P-452, et al., recovered by judgment of said Court the sum of Sixty-Eight Thousand Five Hundred Forty-Nine and 60/100 Dollars (\$68,549.60) plus interest accruing thereon for its damages and said AMERICAN SAVINGS, FSB, by judgment and decree of said Court in said action, obtained Order for the sale of all right, title and interest of said defendant aforesaid in and to the real estate located in Lake County, Indiana, described as follows:

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORDS
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RECORDED

Lot 38 in Block 2 in Beverly Seventh Addition, in the City of Hammond, as per plat thereof, recorded in Plat Book 29, Page 100, in the City of Hammond, Lake County Indiana.

Said real estate is commonly known as 7752 Beech Avenue, Hammond, Indiana 46324, Lake County Parcel Number 26-32-0205-0038.

all without relief whatever from valuation or appraisal laws as by the record thereof remaining in said Court more fully appears; and



WHEREAS, under date of July 1, 2008, a copy of said judgment and decree was duly issued under the Seal of said Court, attested by the Clerk thereof, directed to the Sheriff of Lake County, Indiana, commanding him that after due and legal notice of the time and place of selling the same, to sell the real estate above described with all right, title, interest and estate of the defendant, according to said decree to pay and satisfy the judgment aforesaid in favor of said AMERICAN SAVINGS, FSB, and make return of said writ to the Clerk's office within ninety days of the date of the same; and

WHEREAS, said copy of said Judgment and order of sale on July 1, 2008, came into the hands of Rogelio Roy Dominguez, Sheriff of Lake County, Indiana, to be executed and said Rogelio Roy Dominguez, Sheriff as aforesaid, having legally advertised the same, did, on the 5th day of September, 2008, at the Auditorium of the Lake County Circuit Court House in the City of Crown Point, Lake County, Indiana, between the hours prescribed by law, offer for sale at public auction the fee simple title to the real estate above described and AMERICAN SAVINGS, FSB, did then and there bid the sum of Forty-Five Thousand Dollars (\$45,000.00) and no person bidding more said real estate was in due season openly struck off and sold to said AMERICAN SAVINGS, FSB, for the sum of Forty-Five Thousand Dollars (\$45,000.00) it being the highest bidder and that being the highest price bid for said real estate; and said Sheriff

DULY ENTERED FOR TAXATION SUBJECT TO
PAYMENT OF TAXES AND CHARGE FOR TRANSFER

NOV 07 2008

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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21.00
CR# 45908
CP

being empowered under the law upon the sale of said real estate to forthwith execute his Deed for said real estate to the purchaser thereof;

NOW, THEREFORE, to confirm to the said AMERICAN SAVINGS, FSB the sale so made as aforesaid, said Rogelio Roy Dominguez, as Sheriff of Lake County, Indiana, in consideration of said sum of Forty-Five Thousand Dollars (\$45,000.00) to him in hand paid by AMERICAN SAVINGS, FSB, the receipt whereof is hereby acknowledged, has granted, bargained and sold and by these presents does grant, bargain, sell, convey and confirm to said AMERICAN SAVINGS, FSB, its successors and assigns forever in fee simple, the following described real estate located in Lake County, Indiana, to wit:

Lot 38 in Block 2 in Beverly Seventh Addition, in the City of Hammond, as per plat thereof, recorded in Plat Book 29, Page 100, in the City of Hammond, Lake County Indiana.

Said real estate is commonly known as 7752 Beech Avenue, Hammond, Indiana 46324, Lake County Parcel Number 26-32-0205-0038.

TO HAVE AND TO HOLD the premises aforesaid with the privileges and appurtenances thereunto belonging to said AMERICAN SAVINGS, FSB, its successors and assigns forever.

IN WITNESS WHEREOF, said Rogelio Roy Dominguez, said Sheriff of Lake County, Indiana, has hereunto set his hand and official seal this 5th day of September, 2008.

This Document is the property of the Lake County Recorder!

Rogelio Roy Dominguez

Rogelio Roy Dominguez
Sheriff of Lake County, Indiana

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

SUBSCRIBED and SWORN to before me this 5th day of September, 2008.

LINDA MARIE CAUDILLO
NOTARY PUBLIC STATE OF INDIANA
LAKE COUNTY
MY COMMISSION EXP. AUG. 17, 2009

Linda M. Caudillo
Notary Public

My Commission Expires: _____
Resident of Lake County, IN



This document prepared by: Scott R. Bilse, Attorney No. 13926-45

Clerk's Return on Order of Sale
CAUSE NO. 45D05-0406-MF-122

Real Estate

This writ came to hand the 1st day of July, 2008. And in pursuance to the command of this order of sale, I advertised the real estate herein described for sale at the Office of the Sheriff of Lake County in Crown Point, Lake County, Indiana, by publication in the Gary Crusder, a weekly newspaper of general circulation, printed and published in the city of Gary, in said county, nearest to where said real estate is situated for more than three weeks, successively, immediately before the day of sale with the first publication being on July 24, 2008, and by posting up a printed notice thereof at the Sheriff's Office of said county, and by posting up like printed notices thereof at three public places of the township where the said real estate is situated, which was done more than thirty days immediately preceding the day of sale.

And on the day set for the sale of said real estate, to-wit: September 5, 2008, at 10 o'clock a.m. at the Office of the Sheriff, I offered to the highest and best bidder, for cash in hand, the fee simple right of the defendant(s) of, in, and to said real estate as described in said order of sale; and AMERICAN SAVINGS, FSB bid therefore \$45,000.00, and that being the higher and best bid then and there offered by any person, the same was openly struck off and sold to AMERICAN SAVINGS, FSB for that sum and purchaser(s) having paid over to me the amount so bid by it, I executed to it my deed on decree.

And having paid by receipting a part of the judgments for the sum of \$45,000.00, and paying to me all costs hereon taxed at \$213.00, I executed and delivered to said purchaser a Deed to said Real Estate, I have disbursed the proceeds of said sale as follows:

Paid on Judgment	\$45,000.00
Post-Tribune (Pre-paid by Plaintiff)	0.00
Sheriff's Fees (Pre-paid by Plaintiff)	0.00
Paid the Lake County Treasurer	0.00
Paid the Lake County Clerk	0.00
And this writ is returned partially satisfied on Plaintiff's Judgment only:	45,000.00

9/5, 2008 ROGELIO ROY DOMINGUEZ Sheriff

Received of ROGELIO ROY DOMINGUEZ, Sheriff,

By: Rogelio Roy Dominguez

the sum of \$ _____ in full of all costs herein.



Treasurer

Received of ROGELIO ROY DOMINGUEZ, Sheriff, the sum of \$45,000.00 Judgment & interest and Attorney fees and interests, by purchase of the within described Real Estate.

Original Costs: \$ _____

Printers fees: \$ _____

Sheriff's Costs: \$ _____

Scott R. Bilse
SCOTT R. BILSE

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