

2008 076412

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Prescribed by the State Board of Accounts

MICHAEL A. BROWN
RECORDER

TAX DEED

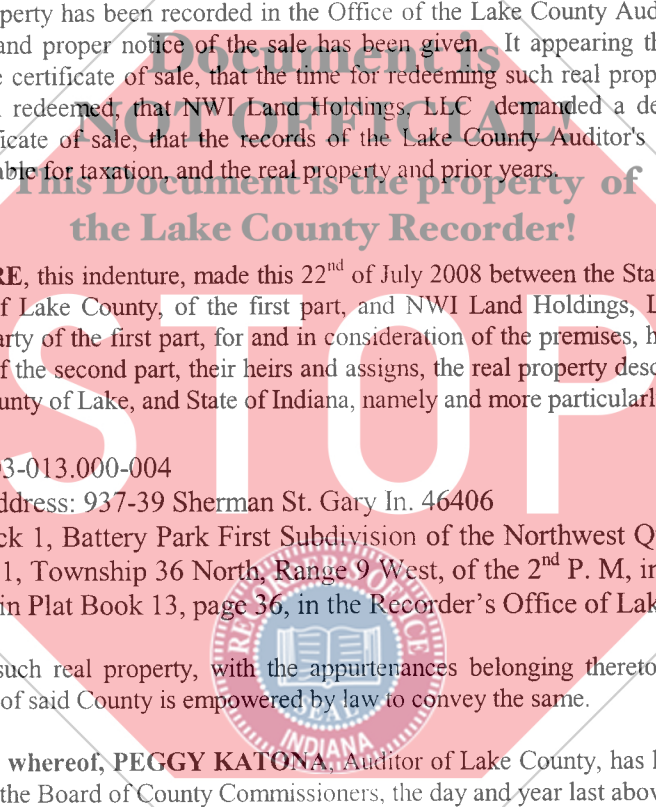
WHEREAS NWI Land Holdings, LLC did the 22nd of July 2008 produce to the undersigned PEGGY KATONA, Auditor of the County of Lake in the State of Indiana; a certificate of sale dated the 28th of August 2007 signed by Peggy Katona, was Auditor of the County, from which it appears that NWI Land Holdings, LLC on the 28th of August 2007 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$25.00 (Twenty-Five Dollar 00/100), being the amount due on the following tracts of land returned delinquent in Juan & Mary Razo 2006 and prior years, namely:

45-07-11-203-013.000-004

Common Address: 937-39 Sherman St. Gary In. 46406

Lot 34, Block 1, Battery Park First Subdivision of the Northwest Quarter of the Northeast Quarter of Section 11, Township 36 North, Range 9 West, of the 2nd P. M, in Lake County, Indiana as the same appears in Plat Book 13, page 36, in the Recorder's Office of Lake County, Indiana

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 NWI Land Holdings, 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 NWI Land Holdings, 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 and prior years.



THEREFORE, this indenture, made this 22nd of July 2008 between the State of Indiana by PEGGY KATONA, Auditor of Lake County, of the first part, and NWI Land Holdings, 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:

45-07-11-203-013.000-004

Common Address: 937-39 Sherman St. Gary In. 46406

Lot 34, Block 1, Battery Park First Subdivision of the Northwest Quarter of the Northeast Quarter of Section 11, Township 36 North, Range 9 West, of the 2nd P. M, in Lake County, Indiana as the same appears in Plat Book 13, page 36, in the Recorder's Office of Lake County, Indiana

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

-fore 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 24 day of October 2008

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

This instrument prepared by PEGGY KATONA, Auditor

By: Kelly Coakley
Deputy Clerk

Post Office address of grantee: NWI Land Holdings, LLC
P.O. Box 1591 Highland In. 46322

018453
10.00
CS
CCP