

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2009 024568

2009 APR 16 PM 4:29

MICHAEL A. BROWN
RECORDER

Record & Return to: ROBERT L. MEINZER, JR., P. O. Box 111, St. John, IN 46373

DEED ON DECREE

45D02-0609-MF-00007

This Indenture. Made this 20th day of April, A.D. 2007 between Rogelio Roy Dominguez, Sheriff of Lake County, in the State of Indiana, of the first part and Standard Bank & Trust Co. f/k/a Security Federal Bank, a FSB of the County of Lake and State of Indiana of the second part. **WITNESSETH:**

THAT WHEREAS, At the Continuous Term of the Lake Superior Court A.D., 2007, Standard Bank & Trust Co. f/k/a Security Federal Bank, a FSB recovered by judgment of said Court, in a certain action therein against Ollie Bass and Bessie Bass; Yolanda J. Austin; City of East Chicago, Redevelopment Dept.; The Unknown heirs, devisees, legatees, husbands, wives, widows, widowers, successors, executors, administrators, personal representatives, guardians, trustees, receivers, and unknown grantees and lessees of Ollie Bass and Bessie Bass, Deceased; and John Doe, an unknown occupant, 3734 Drummond Street, East Chicago, IN 46312 the sum of Forty-four Thousand Four Hundred Eighty-four Dollars and No Cents, for its damages, together with the further sum of Sixteen Dollars and No Cents, for its costs in that behalf expended; and a decree for the sale of all the interest, estate, right and title of the defendants, Ollie Bass and Bessie Bass, husband and wife; et al., in and to certain Real Estate, described therein as follows, to-wit:

The South 17 feet of Lot 20 and the North 17 feet of Lot 21, in Block 5, in Fourth Addition to Indiana Harbor, in the City of East Chicago, as per plat thereof, recorded in Plat Book 5, page 31, in the Office of the Recorder of Lake County, Indiana.
Address of Property: 3739 Drummond Street, East Chicago, IN 46312
Key No: 24-30-0384-0019

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

AND WHEREAS, Afterwards, to-wit: On the 22nd day of January, A.D. 2007 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, Ollie Bass and Bessie Bass, husband and wife; et al., 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.

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER.

APR 16 2009

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

006838

"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."

PREPARED BY: _____

Handwritten initials/signature

AND WHEREAS Said copy of judgment and order of sale, on the 22nd day of January, A.D. 2007, 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 20th day of April A.D. 2007, 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 Ollie Bass and Bessie Bass, husband and wife, et al., together with all the rights, title and interest in fee simple of the said Ollie Bass and Bessie Bass, husband and wife, et al.; in and to said estate, and the said Julio A. Garcia did then and there bid the sum of Forty-four Thousand Five Hundred Dollars and No Cents, and no person bidding more, the same was in due form openly struck off and sold to the said Julio A. Garcia for the said sum of Forty-four Thousand Five Hundred Dollars and No Cents its being the highest bidder, and that being the highest price bid for the same.

NOW THEREFORE, to confirm to said Julio A. Garcia the sale so made as aforesaid, the said Rogelio Roy Dominguez, as Sheriff as aforesaid, in consideration of said sum of Forty-four Thousand Five Hundred Dollars and No Cents, to him in Hand paid by said Julio A. Garcia 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 Julio A. Garcia, heirs and assigns **FOREVER**, all the following Real Estate situate in the County of Lake and State of Indiana, to-wit:

The South 17 feet of Lot 20 and the North 17 feet of Lot 21, in Block 5, in Fourth Addition to Indiana Harbor, in the City of East Chicago, as per plat thereof, recorded in Plat Book 5, page 31, in the Office of the Recorder of Lake County, Indiana.
Address of Property: 3739 Drummond Street, East Chicago, IN 46312

TO HAVE AND TO HOLD, All and singular, the premises aforesaid, with the privileges and appurtenances, to the said Julio A. Garcia, heirs and assigns, forever, in as full and ample a manner as the same was held by Ollie Bass and Bessie Bass, husband and wife, et al.; 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.



Rogelio Roy Dominguez
Sheriff of Lake County, Indiana

(Seal)

State of Indiana, Lake County, SS:

BEFORE ME, _____, Notary Public, in and for said County, personally came Rogelio Roy Dominguez, Sheriff of said County, and acknowledged 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 20th day of April, A.D. 2007.

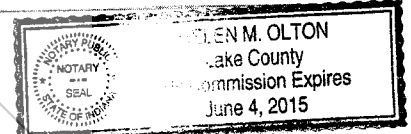
My Commission Expires _____

County of Residence _____

Helen M. Olton
NOTARY PUBLIC



(Printed Signature)



Send Tax Statements To: Standard Bank & Trust Co., 9321 Wicker Avenue, St. John, IN 46373



THIS INSTRUMENT PREPARED BY:

ROBERT L. MEINZER, JR. #9132-45
Attorney at Law
9190 Wicker Ave., P. O. Box 111
St. John, IN 46373
Tel: (219) 365-4321, FAX: 365-9510

45002-0609-MF-00507

This writ came to hand the 22nd day of January, 2007. And on the 8th day of March, 2007, in pursuance to the command of this order of sale, I advertised the real estate herein described for sale at the court house door of Lake County, Indiana, on the 20th day of April, 2007, by publication in The Gary Crusader, 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, and by posting up a printed notice thereof at the court house door 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: April 20, 2007, at 10:00 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 JULIO A. GARCIA bid therefore Forty-four Thousand Five Hundred Dollars and No Cents and that being the higher and best bid then and there offered by any person, the same was openly struck off and sold to JULIO A. GARCIA 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.

Paid over to the plaintiff(s) as per its receipt hereon, \$ 44,031.59 Dollars.

Paid over to the clerk \$ 0 Dollars.

costs, and this writ is returned: FULLY SATISFIED

Paid over to Treasurer \$ 0 Dollars, costs, April 20, 2007

PAID OVER TO: CITY OF EAST CHICAGO, REDEVELOPMENT DEPARTMENT \$ 452.41

Received of Roy Dominguez, Sheriff,

Roy Dominguez
Sheriff

the sum of \$16.00 in full of all costs herein.



[Signature]
Received at Roy Dominguez,

Treasurer

Sheriff, the sum of \$ 44,031.59

Judgment & Interest and Attorney

Original Costs \$ _____

Fees and interest, by purchase of

Printers fees \$ _____

the within described Real Estate.

Sheriff's Costs \$ 16.00



OFFICE OF THE LAKE COUNTY RECORDER

LAKE COUNTY GOVERNMENT CENTER
2293 NORTH MAIN STREET
CROWN POINT, INDIANA 46307

MICHAEL A. BROWN
Recorder

PHONE (219) 755-3730
FAX (219) 755-3257

MEMORANDUM

DISCLAIMER

This document has been recorded as presented.
It may not meet with State of Indiana Recordation requirements.

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8. DOCUMENT STAINED DURING PROCESS OF RECORDING _____
9. CUSTOMER INSISTING DOCUMENT TO BE RECORDED _____
10. DOCUMENT RECORDED AS IS, MAY NOT MEET STATE REQUIREMENTS. _____

CUSTOMER INITIALS MB DATE: 4/16/09

EMPLOYEE INITIALS MS DATE: 4/16/09