

2009 APR 30 PM 12:53  
MICHAEL A. BROWN  
RECORDER

2009 028257

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MICHAEL A. BROWN  
RECORDER

Prescribed by the State Board of Accounts

# TAX DEED

Whereas NTA Property Management, LLC did the 4<sup>th</sup> of December, 2008 produce to the undersigned, Peggy Katona, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 10<sup>th</sup> day of July, 2007 signed by Peggy Katona who, at the date of sale, was Auditor of the County, from which it appears that NTA Property Management, LLC on the 10<sup>th</sup> day of July, 2007 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$11,662.40 (Eleven Thousand Six Hundred Sixty-Two Dollars 40/100) being the amount due on the following tracts of land returned delinquent in the name Deutsche, Ellen, Diana Brandt-Loster, Nolin Brandt (Rosalee M Brandt reserves a Life Estate) 2007 and prior years, namely:

Key# 45-07-09-326-016.000-023/26-33-0179-0003  
COMMON ADDRESS: 7016 McCook Ave. Hammond, Indiana 46323  
Lot 3, Green Dale Addition, in the City of Hammond, as shown in Plat Book 21, page 45A in 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 NTA Property Management, LLC the owner of the certificate of sale that 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 property charged on the duplicate with the taxes and special assessments for 2007 and prior years.

THEREFORE, this indenture, made this 4<sup>th</sup> of December 2008 between the State of Indiana by Peggy Katona, Auditor of Lake County, of the first part, and NTA Property Management, 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 follow:

Key# 45-07-09-326-016.000-023/26-33-0179-0003  
COMMON ADDRESS: 7016 McCook Ave. Hammond, Indiana 46323  
Lot 3, Green Dale Addition, in the City of Hammond, as shown in Plat Book 21, page 45A in Lake County, Indiana

To have and to hold such real property, with the appurtenances belonging hereunto set his/her hand, and affixed the seal of the Board of County Commissioners, the day and year last above mentioned.

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.

*Peggy Katona*  
Attest: John Petalas Treasurer: Lake County



Witness: *Peggy Katona*  
PEGGY KATONA, Auditor of Lake County

STATE OF INDIANA

} SS

COUNTY OF LAKE COUNTY

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 uses and purposes therein mentioned.

In witness whereof, I have hereunto set my hand and seal this 25 day of April 2009  
*Thomas R. Philpot* by: *Valley Arthur*  
THOMAS R. PHILPOT, Clerk of Lake County Deputy Clerk

This instrument prepared by Peggy Katona, Auditor

003214 \$16

Post Office address of grantee: NTA Property Management, LLC  
201 Conroy Rd.  
Sterrett Al. 35147

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

APR 29 2009

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR  
*E*

*CK# 3392*  
*CA*