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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2009 079497

2009 DEC -1 PM 4:15

MICHAEL A. BROWN
RECORDER

Prescribed by the State Board of Accounts

TAX DEED

Whereas Luiza Krusa ETK, LLC did the 2nd of April 2009 produce to the undersigned, Peggy Katona, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 22nd day of October, 2007 signed by Peggy Katona who, at the date of sale, was Auditor of the County, from which it appears that Luiza Krusa ETK, LLC in on the 22nd day of October, 2007 purchased at public auction, held purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$138,148.11 (One Hundred Thirty-Eight Thousand One Hundred Forty-Eight Dollars 11/100) being the amount due on the following tracts of and returned delinquent in Dennis Joslin Company, LLC 2007 and prior years, namely:

Key# 25-40-0073-0043

COMMON ADDRESS: 3201 Grant St. Gary Indiana 46408

Parcel I: THE NORTH 150 FEET OF THE FOLLOWING DESCRIBED LAND: PART OF THE NORTHWEST ¼ OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 8 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF GARY, LAKE COUNTY INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE EAST LINE OF GRANT STREET WHICH IS 310 FEET NORTH OF THE SOUTH LINE OF SAID NORTHWEST ¼ OF SECTION 21. THAT SAID POINT OF BEGINNING BEING 54 FEET EAST OF THE WEST LINE OF THE SAID NORTHWEST ¼ OF SECTION 21; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 120 FEET; THENCE NORTH AND PARALLEL TO THE WEST LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 300 FEET TO THE SOUTH LINE OF 32ND AVENUE; THENCE WEST AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 120 FEET OT THE EAST LINE OF GRANT STREET; THENCE SOUTH ALONG THE EAST LINE OF GRANT STREET, A DISTANCE OF 300 FEET TO THE POINT OF BEGINNING.

PARCEL II: THE NORTH 150 FEET OF THE FOLLOWING DESCRIBED LAND: PART OF THE NORTHWEST ¼ OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 8 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF GARY, LAKE COUNTY INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS 260 FEET NORTH OF THE SOUTH LINE OF THE SAID NORTHWEST ¼ SECTION 21, AND WHICH IS 174 FEET EAST OF THE WEST LINE OF THE SAID NORTHWEST ¼ SECTION OF SECTION 21, THE SAID POINT OF BEGINNING BEING ON A LINE WHICH IS PARALLEL TO AND 120 FEET EAST OF THE EAST LINE OF GRANT STREET; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 458.5 FEET; THENCE NORTH AND PARALLEL TO THE WEST LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 350 FEET TO THE SOUTH LINE OF 32ND AVENUE; THENCE WEST ALONG THE SOUTH LINE OF 32ND AVENUE AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 458.5 FEET; THENCE SOUTH AND PARALLEL TO THE WEST LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 350 FEET TO THE POINT OF BEGINNING.

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 Luiza Krusa ETK, LLC owner of the certificate of sale, that the time for redeeming such real property has expired, that the has not been redeemed, that Luiza Krusa ETK, LLC demanded a deed for 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 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 2nd of April 2009 between the State of Indiana by Peggy Katona, Auditor of Lake County, of the first part, and Luiza Krusa ETK, 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# 25-40-0073-0043

COMMON ADDRESS: 3201 Grant St. Gary Indiana 46408

Parcel I: THE NORTH 150 FEET OF THE FOLLOWING DESCRIBED LAND: PART OF THE NORTHWEST ¼ OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 8 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF GARY, LAKE COUNTY INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE EAST LINE OF GRANT STREET WHICH IS 310 FEET NORTH OF THE SOUTH LINE OF SAID NORTHWEST ¼ OF SECTION 21. THAT SAID POINT OF BEGINNING BEING 54 FEET EAST OF THE WEST LINE OF THE SAID NORTHWEST ¼ OF SECTION 21; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 120 FEET; THENCE NORTH AND PARALLEL TO THE WEST LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 300 FEET TO THE SOUTH LINE OF 32ND AVENUE; THENCE WEST AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 120 FEET OT THE EAST LINE OF GRANT STREET; THENCE SOUTH ALONG THE EAST LINE OF GRANT STREET, A DISTANCE OF 300 FEET TO THE POINT OF BEGINNING.

PARCEL II: THE NORTH 150 FEET OF THE FOLLOWING DESCRIBED LAND: PART OF THE NORTHWEST ¼ OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 8 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF GARY, LAKE COUNTY INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS 260 FEET NORTH OF THE SOUTH LINE OF THE SAID NORTHWEST ¼ SECTION 21, AND WHICH IS 174 FEET EAST OF THE WEST LINE OF THE SAID NORTHWEST ¼ SECTION OF SECTION 21, THE SAID POINT OF BEGINNING BEING ON A LINE WHICH IS PARALLEL TO AND 120 FEET EAST OF THE EAST LINE OF GRANT STREET; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 458.5 FEET; THENCE NORTH AND PARALLEL TO THE WEST LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 350 FEET TO THE SOUTH LINE OF 32ND AVENUE; THENCE WEST ALONG THE SOUTH LINE OF 32ND AVENUE AND PARALLEL TO THE SOUTH LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 458.5 FEET; THENCE SOUTH AND PARALLEL TO THE WEST LINE OF THE SAID NORTHWEST ¼, A DISTANCE OF 350 FEET TO THE POINT OF BEGINNING.

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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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.

John E. Petalas
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 23 day of September 2009.

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

Post Office address of grantee

Luiza Krusa ETK, LLC
7217 Knickerbocker
Hammond, Indiana 46323

