

2013 053352

STATE OF INDIAN LAKE COUNTY FILED FOR RECORD

2013 JUL 22 AMII: 10

MICHAEL B. BROWN RECORDER

Prescribed by the State Board of Accounts

## $\mathsf{TAX}$ )

Whereas GDA REAL ESTATE, LLC the 7<sup>TH</sup> day of December, 2012 produce to the undersigned, Peggy Katona, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 28<sup>TH</sup> day of June ,2012 signed by Peggy Katona who, at the date of sale, was Auditor of the County, from which it appears **GDA REAL ESTATE, LLC** in on the 28<sup>TH</sup> day of June ,2012 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$1200.00 (One Thousand Two Hundred Dollars 00/100) being the amount due on the following tracts of and returned delinquent Zachary Hunter 2011 and prior years, namely:

45-07-01-453-019.000-004

COMMON ADDRESS: 5101 W. 7th Ave. Gary IN 46406

THE EAST 45FEET OF LOTS NUMBERED 1,2,3 AND 4 AND THE EAST 45 OF THE NORTH 5 FEET OF LOT 5 IN BLOCK 6 AS SHOWN ON THE RECORDED PLAT OF VAN LIEW AND FUNKY FIRST SUBDIVISION, IN THE CITY OF GARY RECORDED IN PLAT BOOK 21, PAGE 10, IN THE OFFICE OF THE RECORDER 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 GDA REAL ESTATE, LLC of the certificate of sale, that the time for redeeming such real property has expired, that has not been redeemed, GDA REAL ESTATE, 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 2011 and prior

THERFORE, this indenture, made this 7<sup>TH</sup> day of December, 2012 between the State of Indiana by Peggy Katona, Auditor of Lake County, of the first part GDA REAL ESTATE, 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:

45-07-01-453-019.000-004

COMMON ADDRESS: 5101 W. 7th Ave. Gary IN 46406

THE EAST 45 FEET OF LOTS NUMBERED 1,2,3 AND 4 AND THE EAST 45 OF THE NORTH 5 FEET OF LOT 5 IN BLOCK 6 AS SHOWN ON THE RECORDED PLAT OF VAN LIEW AND FUNKY FIRST SUBDIVISION, IN THE CITY OF GARY RECORDED IN PLAT BOOK 21, PAGE 10, IN THE OFFICE OF THE RECORDER OF 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 Comprissioners, the day and year last above mentioned.

John Petalas Treasurer: Lake County

Witness: Eagur PEGGY KATONA, Auditor of Lake County

STATE OF INDIANA

COUNTY OF LAKE COUNTY

DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

JUL 22 2013

PEGGY HOLINGA KATONA LAKE COUNTY AUDITOR

13853 5C

Before me, the undersigned, Mike Brown, 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.

witness whereof, a have hereunto set my hand and seal this 19 day of 55, 2013

Mike Brown, Clerk of Lake County

Post Office addresses of grantee

GDA REAL ESTATE, LLC 1862 W. Bitters, Rd. Ste. 200 San Antonio, TX 78248

"I AFFIRM, UNDER THE PENALTIES FOR
PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL DOCUMENT,
SECURITY NUMBER IN THIS DOCUMENT,
UNLESS REQUIRED BY LAW."
PREPARED BY:

This Document is

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