STATE OF INC. LAKE COUNTY FILED FOR RECORL

2014 029936

2014 MAY 23 AM 11: 45

MICHAEL B. BROWN RECORDER

Prescribed by the State Board of Accounts

## TAX DEED

Whereas Griffin Realty, LLC. the 10<sup>TH</sup> day of January, 2014 produce to the undersigned, Peggy Katona, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 25<sup>TH</sup> day of July 2013 signed by Peggy Katona who, at the date of sale, was Auditor of the County, from which it appears **Griffin Realty, LLC.** in on the 25<sup>TH</sup> day of July, 2013 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$300.00 ( Three Hundred dollars 00/100) being the amount due on the following tracts of and returned AC Refined Properties LP 2011 and prior years, namely:

45-08-34-329-005.000-004

COMMON ADDRESS: 4951 Carolina Street, Gary, IN 46409

THE NORTH 50 FEET OF LOT 12 IN BLOCK 1 IN BROADWAY GARDENS, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE 14 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 Griffin Realty, LLC. of the certificate of sale, that the time for redeeming such real property has expired, that has not been redeemed, Griffin Realty, 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 years.

THERFORE, this indenture, made this 10<sup>TH</sup> day of January, 2014 between the State of Indiana by Peggy Katona, Auditor of Lake County, of the first part Griffin Realty, 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:

45-08-34-329-005.000-004 COMMON ADDRESS: 4951 Carolina Street, Gary, IN 46409 THE NORTH 50 FEET OF LOT 12 IN BLOCK I IN BROADWAY GARDENS, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE 14 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 Comparisoners, the day and year last above mentioned.

|   | Witness:  |
|---|---|
| Attest: John Petalas Treasurer: Lake County           | PEGGY KATONA, Auditor of Lake County                      |
| STATE OF INDIANA }                                    |   |
| } SS  |   |
| COUNTY OF LAKE COUNTY }                               |   |
| Before me, the undersigned, Mike Brown, in and for sa | aid County, this day, personally came the above named     |
|   | owledged that he/she signed and sealed the foregoing deed |
| for the users and purposes therein mentioned.         |   |
|   | 7 //  |
| In witness where I have hereunto set my hand and se   | eal this day of Woll, 2014                                |
| V.V. Walland  | <del></del>   |
| Joseph Manner   | /   |
| Mike Brown, Clerk of Lake County                      |   |
|   |   |
| Post Office addresses of grantee Griffin R            | ealty, LLC.   |
| 1 031 Office addresses of grantee Griffin K           | ealty, LLC.   |

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MATION GOLL TANCE FOR TRANSFER 6700 Broadway Merrillville, IN 46410 MAY 23 2014 CLERK 23013 NON-COM GO HOLINGA KATONA COPY. OVERAGE 1600 CHECK # CHARGE CASH -