2016 000324

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 JAN -5 AM 11:46

MICHAEL B. BROWN
RECORDER

Prescribed by the State Board of Accounts

TAX DEED

Whereas Mallen Equities LLC the 30th day of October, 2015 produce to the undersigned, John Petalas , Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 3rd day of September , 2014 signed by Peggy Katona who, at the date of sale, was Auditor of the County, from which it appears **Mallen Equities LLC** in on the 3rd day of September, 2014 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of $2440.45 (Two Thousand Four Hundred Forty Dollars 45/100) being the amount due on the following tracts of and returned delinquent Griffith Jr, James & Sharon H & W (Deed recorded again because prior deed was not signed) 2013 and prior years, namely:

45-08-16-256-011.000-004
COMMON ADDRESS: 2445 Jackson Street
ALL OF LOT 31, BLOCK 3 IN SCHOOL SITE ADDITION IN THE CITY OF GARY 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 **Mallen Equities** of the certificate of sale, that the time for redeeming such real property has expired, that has not been redeemed **Mallen Equities** 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 2013 and prior years.

Document is NOT OFFICIAL! This Document is the property of the Lake County Recorder!

THERFORE, this indenture, made this 30th day of October, 2015 between the State of Indiana by John Petalas , Auditor of Lake County, of the first part **Mallen Equities** 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:

45-08-16-256-011.000-004
COMMON ADDRESS: 2445 Jackson Street
ALL OF LOT 31, BLOCK 3 IN SCHOOL SITE ADDITION IN THE CITY OF GARY 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, JOHN PETALAS, 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.

Attest: Peggy Katona, Treasurer: Lake County

Witness: JOHN PETALAS, Auditor of Lake County

STATE OF INDIANA }
} SS
COUNTY OF LAKE COUNTY }

Before me, the undersigned, Mike Brown, in and for said County, this day, personally came the above named **JOHN PETALAS**, Auditor of said County, and acknowledged that he/she signed and sealed the foregoing deed for the users and purposes therein mentioned.

In witness whereof, I have hereunto set my hand and seal this 30 day of December 2015

LH

Mike Brown, Clerk of Lake County

20018

Post Office addresses of grantee

Mallen Equities LLC
3544 Van Buren
Gary, IN 46408

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JAN 05 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

"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: RE

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ak. 9060913062