

3

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

IN THE LAKE CIRCUIT COURT
LAKE COUNTY
CROWN POINT, INDIANA

Margarito Alvarez, Jr. 2016 002755

2016 JAN 15 PM 1:55

MICHAEL B. BROWN
RECORDER

RECEIVED

DEC 17 2015

Michael B. Brown
CLERK LAKE CIRCUIT COURT

Plaintiff,

v.

CAUSE NO.: 45C01-1507-PL-00058

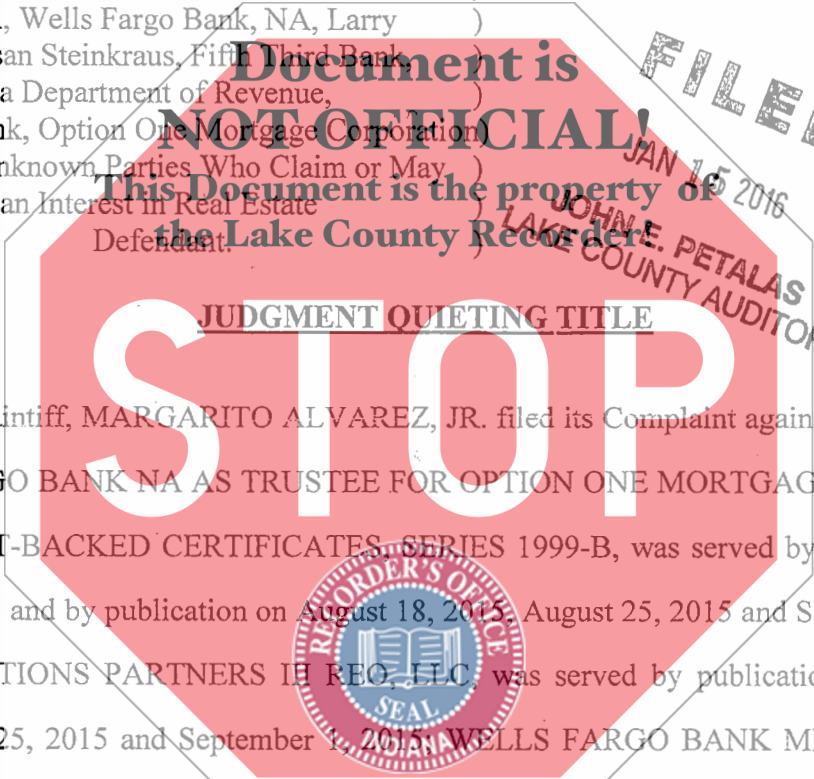
Wells Fargo Bank NA as Trustee for Option One
Mortgage Loan Trust 1999-B Asset-Backed
Certificates, Series 1999-B, Home Solutions
Partners III REO, LLC, Wells Fargo Bank

Minnesota, NA, Wells Fargo Bank, NA, Larry
Steinkraus, Susan Steinkraus, Fifth Third Bank,
Indiana, Indiana Department of Revenue,
Fifth Third Bank, Option One Mortgage Corporation,
Any and All Unknown Parties Who Claim or May
Claim to Have an Interest in Real Estate
Defendant.

Filed in Open Court

DEC 16 2015

Michael B. Brown
CLERK LAKE CIRCUIT COURT



The Plaintiff, MARGARITO ALVAREZ, JR. filed its Complaint against the Defendants, WELLS FARGO BANK NA AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 1999-B ASSET-BACKED CERTIFICATES, SERIES 1999-B, was served by certified mail on August 4, 2015 and by publication on August 18, 2015, August 25, 2015 and September 1, 2015; HOME SOLUTIONS PARTNERS III REO, LLC, was served by publication on August 18, 2015, August 25, 2015 and September 1, 2015; WELLS FARGO BANK MINNESOTA, NA, was served by certified mail on August 3, 2015 and by publication on August 18, 2015, August 25, 2015 and September 1, 2015; WELLS FARGO BANK, NA, was served by certified mail on August 3, 2015 and by publication on August 18, 2015, August 25, 2015 and September 1, 2015; LARRY STEINKRAUS was served by publication on August 18, 2015, August 25, 2015 and September 1, 2015; SUSAN STEINKRAUS was served by certified mail on August 3, 2015 and by publication on August 18, 2015, August 25, 2015 and September 1, 2015; FIFTH THIRD BANK, INDIANA was served by certified mail on August 14, 2015 and by publication on

15 -
004864
AT

010403

August 18, 2015, August 25, 2015 and September 1, 2015; INDIANA DEPARTMENT OF REVENUE was served by certified mail on August 12, 2015, and by publication on August 18, 2015, August 25, 2015 and September 1, 2015; FIFTH THIRD BANK was served by certified mail on August 3, 2015, August 4, 2015 and August 5, 2015 and by publication on August 18, 2015, August 25, 2015 and September 1, 2015; OPTION ONE MORTGAGE CORPORATION, was served by publication on August 18, 2015, August 25, 2015 and September 1, 2015; AND ANY AND ALL UNKNOWN PARTIES WHO CLAIM OR MAY CLAIM TO HAVE AN INTEREST IN THE PROPERTY, was served by publication on August 18, 2015, August 25, 2015 and September 1, 2015; on July 16, 2015.

None of the Defendants have answered or otherwise pled to the Complaint of the Plaintiff.

The Court, being fully advised, now finds as follows:

1. Plaintiff is the owner of the fee simple title in and to the following described real estate, to wit:

THE NORTH HALF OF LOT 15, BLOCK 13, RESUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF EAST CHICAGO, AS SHOWN IN PLAT BOOK 5 PAGE 3, IN LAKE COUNTY, INDIANA.

Commonly known as: 4230 Magour Avenue, East Chicago, Indiana, 46312

Tax Key No.: 45-03-29-132-035.000-024

2. The Defendants claim some right, title or interest in and to the above-described real estate, which claims are adverse to the Plaintiff's title in and to the real estate. The claims are wholly unfounded in truth and in fact, and are without right and constitute clouds on the Plaintiff's title to the above-described real estate.

3. On the 19th day of March, 2014, at public auction, held pursuant to law, MARGARITO ALVAREZ, JR. purchased the above-described real estate for the sum of Three



Hundred Dollars (\$300.00) being the amount of tax due on said real estate and received a Certificate of Sale dated the 19th day of March, 2014, signed by Peggy Holinga Katona, who, at the date of sale, was Auditor of Lake County.

4. MARGARITO ALVAREZ, JR.. received from the Lake County Auditor's Office a Tax Deed dated the 4th day of November, 2014.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED by the Court as follows:

1. The Plaintiff shall have judgment against the Defendants.

2. Title in and to the following described real estate is forever quieted in the name of MARGARITO ALVAREZ, JR.. and said title is set at rest against any and all claims of Defendants and any and all other persons claiming under Defendants to any estate, right, title, lien or interest in said real property:



THE NORTH HALF OF LOT 15, BLOCK 13, RESUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN THE CITY OF EAST CHICAGO, AS SHOWN IN PLAT BOOK 5 PAGE 3, IN LAKE COUNTY, INDIANA.

Commonly known as: 4230 Magoun Avenue, East Chicago, Indiana, 46312

Tax Key No.: 45-03-29-132-035.000-024

Dated this 16 day of December, 2015.

George C. Paus

JUDGE, LAKE CIRCUIT COURT