STATE OF INCIANA LAKE COUNTY FILED FOR RECORD

2017 JAN 10 AM 9: 18

MICHAEL B. BROWN RECORDER

2017 001547

Prescribed by the State Board of Accounts

## ΓΑΧΙ

Whereas ACCENT INVESTMENTS, LLC the 23<sup>rd</sup> day of September, 2016 produce to the undersigned, John Petalas, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 24th day of March, 2016 signed by John Petalas who, at the date of sale, was Auditor of the County, from which it appears ACCENT INVESTMENTS, LLC in on the 24th day of March, 2016 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$700.00 ( Seven Hundred Dollars 00/100) being the amount due on the following tracts of and returned delinquent First Property Development LLC 2013 and prior years, namely:

45-08-01-454-016.000-004

COMMON ADDRESS: 661 New Hampshire Street, Gary, IN 46403 LOT 17 EXCEPT THE EASTERLY 26 FEET THEREOF BY PARALLEL LINES, IN BLOCK 9, IN GLEN L. RYAN'S SECOND SUBDIVISION, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 30, PAGE 24, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

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and in the Office of the Lake County Auditor as delinquent for the Such real property has been red nonpayment of taxes and proper notice of the sale has been given. It appearing that ACCENT INVESTMENTS, LLC of the certificate of sale, that the time for redeeming such real property has expired, that has not been redeemed ACCENT INVESTIMENTS John 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.

THERFORE, this indenture, made this 23rd day of September, 2016 between the State of Indiana by John Petalas , Auditor of Lake County, of the first part ACCENT INVESTMENTS, 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:

45-08-01-454-016.000-004

COMMON ADDRESS: 661 New Hampshire Street Cary, IN 46403
LOT 17 EXCEPT THE EASTERLY 26 FEST THE ROOF BY PARALLEL LINES, IN BLOCK 9, IN GLEN L. RYAN'S SECOND SUBDIVISION, IN THE CETY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 30, PAGE 24, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

To have and to hold such real property, with the appartenances 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 bereunto 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.

MUNY2017 010135 In witness whereby, I have hereunto set my hand and seal this

Mike Brown, Clerk of Lake County

Post Office addresses of grantee

ACCENT INVESTMENTS, LLC 4140 E. Baseline Road #101 Mesa, AZ 85206

DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

A16.00

JAN 0 9 2017

JOHN E. PETALAS LAKE COUNTY AUDITOR

# 91873/6512

"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: