

2017 046522

2017 JUL 27 AM 8:35

MICHAEL B. BROWN  
RECORDER

Prescribed by the State Board of Accounts

# TAX DEED

Whereas **Blackhall Partners III, LLC** the 16<sup>th</sup> day of June, 2017 produce to the undersigned, John Petalas, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 24<sup>th</sup> day of March, 2016 signed by John Petalas who, at the date of sale, was Auditor of the County, from which it appears **Blackhall Partners III, LLC** in on the 24<sup>th</sup> day of March, 2016 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$500.00 ( Five Hundred 00/100 ) being the amount due on the following tracts of and returned delinquent Luehrs, Richard L. JR. in 2014 and prior years, namely:

45-12-09-481-008.000-030  
COMMON ADDRESS: ACC RD 6900 BDWY 195W 68, MERRILLVILLE, IN 46410  
SEE ATTACHED LEGAL

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 **Blackhall Partners III, LLC** of the certificate of sale, that the time for redeeming such real property has expired, that has not been redeemed **Blackhall Partners III, 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 2014 and prior years.

**THEREFORE**, this indenture, made this 16<sup>th</sup> day of June, 2017 between the State of Indiana by John Petalas, Auditor of Lake County, of the first part **Blackhall Partners III, 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:

45-12-09-481-008.000-030  
COMMON ADDRESS: ACC RD 6900 BDWY 195W 68, MERRILLVILLE, IN 46410  
SEE ATTACHED LEGAL

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 Holinga Katona, Treasurer, Lake County, STATE OF INDIANA  
Witness: John E. Petalas, Auditor of Lake County

COUNTY OF LAKE COUNTY }  
} SS

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 26 day of July, 2017  
Michael B. Brown  
Mike Brown, Clerk of Lake County

Post Office addresses of grantee **Blackhall Partners III, LLC**  
1655 Maple Rd  
Homewood, IL 60430

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

JUL 26 2017

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

040866

AMOUNT \$ 25.00  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK# 9060912614  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-CONF \_\_\_\_\_  
DEPUTY MB

"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: MB

Part of the Southeast Quarter of the Southeast Quarter of Section 9, Township 35 North, Range 8 West of the 2nd Principal Meridian, in the Town of Merrillville, described as: Commencing at the Southeast corner thereof and running thence West 41 rods; thence North 1 rod; thence East 41 rods; thence South 1 rod to the place of beginning, in Lake County, Indiana:

Excepting therefrom

A part of the Southeast Quarter of the Southeast Quarter of Section 9, Township 35 North, Range 8 West, Lake County, Indiana, and being that part of the Grantor's land lying within the right-of-way lines depicted on the attached right of way parcel plat marked Exhibit "B" in Warranty Deed record June 16, 2000 as Instrument No. 2000-042361, described as follows: beginning at the Southeast corner of said section, designated as point "2" on said plat; thence North 89 degrees 40 minutes 00 seconds West 15.000 meters (49.21 feet) along the South line of said section; thence North 0 degrees 01 minutes 30 seconds East 5.029 meters (16.50 feet) to the North line of the Grantor's land; thence South 89 degrees 40 minutes 00 seconds East 14.999 meters (49.21 feet) along said North line to the East line of said section; thence South 0 degrees 00 minutes 43 seconds West 5.029 meters (16.50 feet) along said East line to the point of beginning, in Lake County, Indiana.

