STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

2017 DEC -6 AM 10: 46

MICHAEL B. BROWN RECORDER

Prescribed by the State Board of Accounts

TAX DE

Whereas EPM PROPERTIES, LLC the 22nd day of September, 2017 produce to the undersigned, John Petalas, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 16th day of March, 2017 signed by John Petalas who, at the date of sale, was Auditor of the County, from which it appears EPM **PROPERTIES, LLC** in on the 16th day of March, 2017 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$500.00 (Five Hundred Dollars 00/100) being the amount due on the following tracts of and returned delinquent Amer Legion Toll Post No 270 Inc 2015 and prior years, namely:

45-08-34-351-004.000-004

COMMON ADDRESS: 5121 Broadway, Gary, IN 46407

LOT 17 IN BLOCK 16, BROADWAY GARDENS ADDITION, IN THE CITY OF GARY, AS SHOWN

IN PLAT BOOK 19, PAGE 14, IN L AKE COUNTY, INDIANA

e County Auditor as delinquent for the Such real property has been recorded in nonpayment of taxes and proper notice of the sale has been the certificate of sale, that the time for redeeming such real appearing that EPM PROPERTIES, LLC of has expired, that has not been EPM PROPERTIES, 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 2015 and prior

THERFORE, this indenture, made this 22nd day of September, 2017 between the State of Indiana by John Petalas, Auditor of Lake County, of the first part EPM PROPERTIES, 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 follows

45-08-34-351-004.000-004

COMMON ADDRESS: 5121 Broadway, Gary IN 46407 LOT 17 IN BLOCK 16, BROADWAY GARDENS ADDITION, IN THE CITY OF CARY, AS SHOWN IN PLAT BOOK 19, PAGE 14, IN 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 hereunto set his/her hand, and affixed the seal of the Board of County Commissioners, the day and year last above mentioned Witness: JOHN PETALAS, Auditor of Lake County Attest: Peggy Katona, Treasurer: Lake County STATE OF INDIANA 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 hard and seal

Mike Brown, Clerk of Lake County Post Office addresses of grantee

EPM PROPERTIES, LLC 141 Matteson St

Dyer IN 46311

DEC 4 2017

DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

"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:

JOHN E. PETALAS LAKE COUNTY AUDITOR

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