

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2019 020579

2019 APR -8 AM 11:35

MICHAEL B. BROWN  
RECORDER

Prescribed by the State Board of Accounts

# TAX DEED

Whereas PREMIER HOMES REALTY LLC, the 15<sup>TH</sup> day of May, 2015 produce to the undersigned, John Petalas, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 19<sup>TH</sup> day of March, 2014, signed by Peggy Katona who, at the date of sale, was Auditor of the County, from which it appears PREMIER HOMES REALTY LLC, in on the 19<sup>TH</sup> day of March, 2014 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$300.00 ( Three Hundred Dollars 00/100 ) being the amount due on the following tracts of and returned delinquent Spires, Betty R 2012 and prior years, namely:

45-08-14-228-027.000-004  
COMMON ADDRESS: 2800 Central Drive, Gary, Indiana  
LOT 49, IN BLOCK 1, AS MARKED AND LAID DOWN ON THE RECORDED PLAT OF MARSHALLTOWN TERRACE, A SUBDIVISION IN THE CITY OF GARY, AS THE SAME APPEARS OF RECORD IN PLAT BOOK 30 PAGE 12 IN THE OFFICE OF THE RECORDER OF 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 PREMIER HOMES REALTY LLC, of the certificate of sale, that the time for redeeming such real property has expired, that has not been redeemed, PREMIER HOMES REALTY 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 2012 and prior years.

THEREFORE, this indenture, made this 15<sup>TH</sup> day of May, 2015 between the State of Indiana by John Petlas, Auditor of Lake County, of the first part PREMIER HOMES REALTY 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:

45-08-14-228-027.000-004  
COMMON ADDRESS: 2800 Central Drive, Gary, Indiana  
LOT 49, IN BLOCK 1, AS MARKED AND LAID DOWN ON THE RECORDED PLAT OF MARSHALLTOWN TERRACE, A SUBDIVISION IN THE CITY OF GARY, AS THE SAME APPEARS OF RECORD IN PLAT BOOK 30 PAGE 12 IN THE OFFICE OF THE RECORDER OF 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.

*Peggy Katona*  
Attest: Peggy Katona Treasurer: Lake County

Witness: *John E. Petalas*  
JOHN PETALAS, Auditor of Lake County

STATE OF INDIANA }  
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 21 day of Sept, 2015  
*Mike Brown*  
Mike Brown, Clerk of Lake County

Post Office addresses of grantee

PREMIER HOMES REALTY LLC,  
714 SPRING VALLEY AVENUE  
INDIANAPOLIS, IN 46204

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.

*Michelle Villarreal*

INDIANA TITLE NETWORK COMPANY  
325 NORTH MAIN  
CROWN POINT, IN 46307

22714  
REGISTERED FOR TAXATION SUBJECT TO ACCEPTANCE FOR TRANSFER

APR 08 2019  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

*26952*  
*26958*  
*25.00*  
*JTB*