

# NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-069067

2:33 PM 2021 Nov 29

## SHERIFF'S DEED

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THIS INDENTURE WITNESSETH, that Oscar Martinez, as Sheriff of Lake County, State of Indiana, conveys to Nabil Ghanimeh, in consideration of the sum of Seventy-five Thousand Dollars (\$75,000.00), the receipt of which is hereby acknowledged, on sale made by virtue of a decree judgment, issued from the Superior Court of Lake County, in the State of Indiana, pursuant to the laws of said State on the January 22, 2020, in Cause No. 45D11-1908-MF-000831, wherein U.S. Bank National Association as trustee on behalf of the holders of the Citigroup Mortgage Loan Trust Inc. Asset-Backed Pass-Through Certificates, Series 2007-6 was Plaintiff, and Anita Gilyard, Jerry Gilyard, Occupant(s) of 4817-4819 Elm Avenue, Hammond, IN 46327, Cavalry SPV I LLC and Midland Funding, LLC was/were Defendant(s), in consideration of said sum aforesaid, the following described real estate in Lake County, Indiana, to-wit:

Lots 60 and 61 in Stafford & Trankle's Ironworker's Addition to Hammond, as per plat thereof, recorded in Plat Book 5, page 23, in the Office of the Recorder of Lake County, Indiana.

And commonly known as 4817-4819 Elm Avenue, Hammond, IN 46327  
Parcel Number: 45-03-30-383-009.000-023

Subject to all liens, encumbrances, rights of redemption, easements and restrictions of record not otherwise foreclosed and extinguished in the proceedings known as Cause # 45D11-1908-MF-000831 in the Superior Court of the County of Lake Indiana, and subject to all real estate taxes, and assessments currently due, delinquent or which are to become a lien.

To have and to hold the premises aforesaid with the privileges and appurtenances to said purchaser, their grantees and assigns, forever, in full and ample manner with all rights, title and interest held or claimed by the aforesaid Defendants.

IN WITNESS WHEREOF, I, THE UNDERSIGNED, Sheriff aforesaid have hereunto set my hand and seal, this 6 day of November, 2021.

SHERIFF OF LAKE COUNTY, INDIANA

  
Oscar Martinez

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

NOV 29 2021

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

25  
CASH  
D

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STATE OF INDIANA

COUNTY OF LAKE

)  
) SS:

On the 5 day of November, 2021, personally appeared Oscar Martinez, in the capacity of Sheriff of said County, and acknowledged the execution of the foregoing deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

My Commission Expires:

*Nikki Masiman*

Notary Public

My County of Residence:

Nikki Masiman  
Notary Public State of Indiana  
Lake County  
My Commission Expires 04/16/2023

Printed Name

Grantee's street or rural route address: Nabil Ghanimeh 3906 177th St, Hammond, IN 46323

After Recording Return Deed to: Nabil Ghanimeh 3906 177th St, Hammond, IN 46323

Send Tax Statements to: Nabil Ghanimeh 3906 177th St, Hammond, IN 46323

Property Address: 4817-4819 Elm Avenue, Hammond, IN 46327

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 (Renee Leatherbury)

This instrument prepared by: Matthew L. Foutty (20886-49), DOYLE & FOUTTY, P.C., 41 E Washington St, Suite 400, Indianapolis, IN 46204 (317) 264-5000.

County Recorder