

# NOT AN OFFICIAL DOCUMENT

FILED IN OPEN COURT  
November 17, 2022

*R. R. Adair, Jr.*  
SS

JUDGE, LAKE SUPERIOR COURT,  
CIVIL DIVISION, ROOM 6  
RH

2022-346-25  
11/22/2022 11:54 AM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 3

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

STATE OF INDIANA

COUNTY OF LAKE

CITY OF HAMMOND REDEVELOPMENT  
COMMISSION

Plaintiff,  
vs.

HERITAGE RENOVATIONS, LLC, RFLF 2,  
LLC, LUCIK INVESTMENTS, STATE OF  
INDIANA, and ANY AND ALL UNKNOWN  
TENANTS,

Defendants.

IN THE LAKE SUPERIOR COURT  
ROOM NO. SIX  
CROWN POINT, INDIANA

CAUSE NO.: 45D10-2204-PL-000286

PARCEL NO: 45-06-12-381-030.000-023

Commonly Known As:  
241 173<sup>rd</sup> Street, Hammond, IN 46324

**FILED**  
Nov 22 2022 LM  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

## ORDER FOR DEFAULT JUDGMENT AND FINAL JUDGMENT QUIETING TITLE

This matter comes before the Court on Plaintiff's Verified Motion/Affidavit for Default Judgment and to Quiet Title to Real Estate against all Defendants and the World.

After being advised in the premises; Plaintiff, City of Hammond Redevelopment Commission, by counsel, Kevin C. Smith of SMITH SERSIC, having filed its Complaint to Quiet Title to Real Property and reviewed the docket, which documents are on file as part of this Court's record; and,

The Court having examined the pleadings and having considered the evidence of the Plaintiff as presented in the Motion/Affidavit of Kevin C. Smith, Attorney for Plaintiff, in support of Complaint to Quiet Title to Real Property, and finding the fact stated in that Complaint to be true, and that title to the real estate should be quieted in the name of the Plaintiff as against all Defendants and the world, now FINDS AS FOLLOWS:

1. The Plaintiff filed this case on April 24, 2022 and Defendants were served as set out below:
2. Defendants were served by Certified mail as follows and did not appear or answer:

Heritage Renovations, May 4, 2022;

No Sales Disclosure Needed  
Nov 22 2022  
By: FGR  
Office of the Lake County Assessor

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State of Indiana, Department of Revenue, May 10, 2022

3. Defendants, RFLF 2, LLC, Lucik Investments, and Any and All Unknown Tenants were served by publication on May 5, 12, and 19, 2022 and did not answer or otherwise plead.
4. The time within which Defendants were required to appear and plead has expired, and no answer, motion or other pleading, has been filed by the Defendants and a default judgment of said Defendants may be properly entered at this time against non-answering Defendants, or non-disclaiming Defendants, and motion for same was filed by Plaintiff;
5. The real property, which is the subject matter of this action, is located in Lake County, Indiana;
6. Plaintiff has been responsible for and maintained the property since receiving the Tax Deed from the Lake County Commissioners on October 29, 2020.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED by this Court as follows:

1. That a default judgment against Defendants Heritage Renovations, LLC, RFLF 2, LLC, Lucik Investments, State of Indiana, and Any and All Unknown Tenants should be and hereby is entered, against these Defendants in this matter;
2. That the Plaintiff, City of Hammond Indiana, is the sole owner in fee simple, and is entitled to the quiet and peaceful possession of certain real property having the common address of 241 173<sup>rd</sup> Street and legally described as:

**LOT 9, FOREST VIEW, IN THE CITY OF HAMMOND AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE 8 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.**

**Property Number: 45-06-12-381-030.000-023**

**More commonly known as 241 173rd Street, Hammond, IN 46324**

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3. That any and all claims of listed and named Defendants and the of the World as to the above-described property are foreclosed and forever barred and held for naught, and Defendants are declared to have no estate right, title, lien, or other interest in or to such property.
4. Each party to bear their own costs of this action.

SO ORDERED: November 17, 2022

*Rebecca Adair Lopez*

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Judge, Lake Superior Court <sup>RH</sup>

Mail Tax Bill:  
City of Hammond Redevelopment Commission  
5925 Calumet Avenue  
Hammond, IN 46320

This ORDER was prepared by SMITH SERSIC, LLC  
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