

NOT AN OFFICIAL DOCUMENT

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GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2023-009160

10:48 AM 2023 Mar 24

SHERIFF'S DEED

THIS INDENTURE WITNESSETH, that Oscar Martinez as Sheriff of Lake County, State of Indiana, conveys to Calibrate LLC, in consideration of the sum of \$69,166.00, the receipt of which is hereby acknowledged, on sale made by virtue of a decree judgment, issued from Lake Superior Court, Civil Division 7, in the State of Indiana, pursuant to the laws of said State on October 28, 2022, in Cause No.45D11-2201-MF-000035, wherein **M&T Bank was Plaintiff, and Damon K. Jackson, Elite 2 Inc., Loan Funder LLC, Series 25843 and Regency Park Homeowners Association, Inc., were Defendants**, in consideration of said sum aforesaid, the following described real estate in Lake County, Indiana, to-wit:

Parcel 12-2, being a part of Phase "E" of Lot 1, Old Airport Addition in the Town of Merrillville, as per plat thereof, recorded in Plat Book 38, page 99, in the Office of the Recorder of Lake County, Indiana, and as amended by Certificate of Correction recorded July 18, 1974 as Document No. 260076, more particularly described as follows: Commencing at the Southwest corner of said Lot 1, being also the Southwest corner of Regency Park Townhomes Phase IV as recorded in Plat Book 44, page 30, in the Office of the Recorder of Lake County, Indiana; thence North 00 degrees 00 minutes 00 seconds East 281.36 feet along the West line of said Regency Park Townhomes, Phase IV; thence North 90 degrees 00 minutes 00 seconds East 76.82 feet; then North 36 degrees 15 minutes 10 seconds East 27.10 feet along a line which is perpendicular to the Northeasterly line of said Regency Park Townhomes Phase IV, to the point of beginning; then South 53 degrees 44 minutes 50 seconds East 45.00 feet; thence North 36 degrees 15 minutes 10 seconds East 25.00 feet; thence North 53 degrees 44 minutes 50 seconds West 45.00 feet; thence South 36 degrees 15 minutes 10 seconds West 25.00 feet to the point of beginning. More commonly known as 6089 Pennsylvania Drive, Merrillville, IN 46410 New Parcel #45-12-03-355-013.000-030 Parcel #08-15-0512-0037

More commonly known as 6089 Pennsylvania Dr, Merrillville, IN 46410-3050

Parcel# 45-12-03-355-013.000-030

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.

Subject to assessed but unpaid taxes, not yet delinquent. Subject to all liens, encumbrances and easement of record not otherwise distinguished in the proceedings known as Cause # 45D11-2201-MF-000035 in the Lake Superior Court, Civil Division 7 of the County of Lake, Indiana.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

MAR 24 2023

PEGGY HOLINGA KATON
LAKE COUNTY AUDITOR

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RM

#142

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IN WITNESS WHEREOF, I, THE UNDERSIGNED, Sheriff aforesaid have hereunto set my hand and seal, this 3 day of March, 2023.

STATE OF INDIANA)
)SS:
COUNTY OF LAKE)

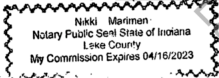
SHERIFF OF LAKE COUNTY INDIANA
[Signature]
OSCAR MARTINEZ

On the 3 day of March, 2023, 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.

County of Residence Lake

My Commission Expires 4-16-2023



[Signature]
NOTARY PUBLIC

Printed Name

The mailing address to which tax statements should be mailed under IC 6-1.1-22-8.1 is:
Calibrate LLC
702 Lincolnway Suite C
Laporte, IN 46350

The mailing address of the grantee is:
Calibrate LLC
702 Lincolnway Suite C
Laporte, IN 46350

THIS INSTRUMENT PREPARED BY MATTHEW S. LOVE, ATTORNEY AT LAW

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.

BY: MATTHEW S. LOVE

Feiwell & Hanno, P.C.
8415 Allison Pointe Blvd., Suite 400
Indianapolis, IN 46250
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