

2023-509914
04/05/2023 02:51 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

STATE OF INDIANA)
) SS: IN THE LAKE SUPERIOR COURT
COUNTY OF LAKE) ROOM NUMBER 6 FILED IN OPEN COURT
) CROWN POINT, INDIANA March 30, 2023

INACQ LLC)
)
) Plaintiff,)
 v.) JUDGE, LAKE SUPERIOR COURT,
) CIVIL DIVISION, ROOM 6
) CAUSE NO.: 45D10-2302-PL-000114 SS
)
)
) Florence D. Johnson, Greg Ellison, and
) All Unknown Parties Who Claim or May
) Claim to Have an Interest in Real Estate
) Defendant.)

R. R. Adot Lopez

JUDGMENT QUIETING TITLE

FILED
Apr 05 2023 LM
PEGGY HOLINGA-KATONA
LAKE COUNTY AUDITOR

The Plaintiff, INACQ LLC filed its Complaint against the Defendants, Florence D. Johnson, Greg Ellison and any and all Unknown Parties Who Claim or May Claim an Interest in the Property, on **February 3, 2023**.

Florence D. Johnson was served by certified mail on February 14, 2023 and by publication on February 10, 2023, February 17, 2023, and February 24, 2023; Greg Ellison was served by certified mail on February 13, 2023 and by publication on February 10, 2023, February 17, 2023, and February 24, 2023; and Any And All Unknown Parties Who Claim or May Claim to Have an Interest in Real Estate, was served by publication on February 10, 2023, February 17, 2023, and February 24, 2023.

None of the other Defendants have answered or otherwise pled to the Complaint of the Plaintiff.

The Court, being fully advised, now finds as follows:

1. Plaintiff is the owner of the fee simple title in and to the following described real estate, to wit:

NOT AN OFFICIAL DOCUMENT

INACQ LLC)
)
 Plaintiff,)
 v.) CAUSE NO.: 45D10-2302-PL-000114
 Florence D. Johnson, Greg Ellison, and)
 All Unknown Parties Who Claim or May)
 Claim to Have an Interest in Real Estate)
 Defendant.)

THE NORTH 22 FEET OF LOT 27 AND THE SOUTH 23 FEET OF LOT 28, BLOCK 1, J.R. LITTLE'S 1ST ADDITION TO GARY, AS SHOWN IN PLAT BOOK 13, PAGE 22, IN LAKE COUNTY, INDIANA.

Tax Key No.: 45-07-12-203-028,000-004

Commonly known as: 972 DURBIN ST, GARY, IN 46406

2. The Defendants claim some right, title or interest in and to the above-described real estate, which claims are adverse to the Plaintiff's title in and to the real estate. The claims are wholly unfounded in truth and in fact, and are without right and constitute clouds on the Plaintiff's title to the above-described real estate.

3. On April 8, 2021, at public auction, held pursuant to law, INACQ LLC purchased the above-described real estate for the sum of \$5,200.00 being the amount of tax due on said real estate and received a Certificate of Sale dated the 8th day of April, 2021, signed by John Petalas, who, at the date of sale, was Auditor of Lake County.

4. INACQ LLC received from the Lake County Auditor's Office a Tax Deed dated the 7th day of October, 2021 and recorded in the Office of the Lake County Recorder on the 27th day of January, 2022 as document number 2022-003558.

NOT AN OFFICIAL DOCUMENT

INACQ LLC)
)
 Plaintiff,)
)
 v.) CAUSE NO.: 45D10-2302-PL-000114
)
 Florence D. Johnson, Greg Ellison, and)
 All Unknown Parties Who Claim or May)
 Claim to Have an Interest in Real Estate)
 Defendant.)

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

1. The Plaintiff shall have judgment against the Defendants.
2. Title in and to the following described real estate is forever quieted in the name of INACQ LLC and said title is set at rest against any and all claims of Defendants and any and all other persons claiming under Defendants to any estate, right, title, lien or interest in said real property:

THE NORTH 22 FEET OF LOT 27 AND THE SOUTH 23 FEET OF LOT 28, BLOCK 1, J.R. LITTLE'S 1ST ADDITION TO GARY, AS SHOWN IN PLAT BOOK 13, PAGE 22, IN LAKE COUNTY, INDIANA.

Tax Key No.: 45-07-12-203-028.000-004

Commonly known as: 972 DURBIN ST, GARY, IN 46406

Dated this ____ day of March 30, 2023, 2023.



JUDGE, LAKE SUPERIOR COURT