OT AN OFFICIAL DOCUMENT

Prescribed by the State Board of Accounts

GINA PIMENTEL RECORDER STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

2023-010684

9:41 AM

2023 Apr 14

TAX DE

Whereas JOSE A. ARREOLA AYALA the 26TH day of January, 2023 produce to the undersigned, Peggy Katona, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 21st day of September, 2021 signed by John Petalas who, at the date of sale, was Auditor of the County, from which it appears JOSE A. ARREOLA AYALA on the 21st day of September, 2021 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$1762.26 (One Thousand Seven Hundred Sixty Two Dollars 26/100) being the amount due on the real property for taxes, special assessments, penalties and costs for the 2020 and prior years following tracts of Pray, Robert namely:

45-09-30-156-009.000-018

COMMON ADDRESS: 460 N CAVENDER STREET, HOBART, IN 46342 LOT 4. BLOCK 6. HOBART SUBDIVISION IN THE CITY OF HOBART, AS PER PLAT THEREOF. AS SHOWN IN PLAT BOOK 13, PAGE 3, 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 JOSE A. ARREOLA AYALA is the owners of the certificate of sale, that the time for redeeming such real property has expired, that has not been JOSE A. ARREOLA AYALA the 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 2020 and prior years.

THEREFORE, this indenture, made this 26TH day of January, 2023 between the State of Indiana by Peggy Katona, Auditor of Lake County, of the first part JOSE A. ARREOLA AYALA the 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:

45-09-30-156-009.000-018 COMMON ADDRESS: 460 N CAVENDER STREET, HOBART, IN 46342 LOT 4, BLOCK 6, HOBART SUBDIVISION IN THE CITY OF HOBART, AS PER PLAT THEREOF, AS SHOWN IN PLAT BOOK 13, PAGE 3, 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, Peggy Katona, 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

tetals Attest: John Petalas, Treasurer: Lake County

Witness Peggy Katona.

STATE OF INDIANA

COUNTY OF LAKE COUNTY

Before me, the undersigned, Michael A. Brown, in and for said County, this day, personally came the above named Peggy Katona, Auditor of said County, and acknowledged that he/she signed and sealed the foregoing deed for the users and purposes therein mentioned.

have hereunto set my hand and seal this _ APR of 5

W Drown

Post Office addresses of grantee DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

JOSE A. ARREOLA AYALA 4427 VESTRY PLACE INDIANAPOLIS, IN 46327 46327

NO 2072 TO87

APR 12 2023

PEGGY HOLINGA KATONA LAKE COLINTY AUDITOR

"I AFFIRM, UNDER THE PENALTIES FOR PERJURY THAT HAVE TAKEN BEASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW." PREPARED BY: