

NOT AN OFFICIAL DOCUMENT

Prescribed by the State Board of Accounts

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
RECORDED AS PRESENTED

2024-005223

8:58 AM 2024 Feb 2

TAX DEED

Whereas HOOSIER HOUSING 2022 LP the 11TH day of January, 2024 produce to the undersigned, Peggy Katona, Auditor of the County of Lake in the State of Indiana, a certificate of sale dated the 4th day of October, 2022 signed by John Petalas who, at the date of sale, was Auditor of the County, from which it appears HOOSIER HOUSING 2022 LP on the 4th day of October, 2022 purchased at public auction, held pursuant to law, the real property described in this indenture for the sum of \$18,778.00 (Eighteen Thousand Seven Hundred Seventy Eight Dollars 00/100) being the amount due on the real property for taxes, special assessments, penalties and costs for the 2021 and prior years following tracts of Morgan, Elbert (Mae Leona Reese retains her interest) namely:

45-08-28-201-013.000-004
COMMON ADDRESS: 3785 HARRISON ST., GARY, IN 46408
JACKSON PARK SO. BROADWAY S2. L.45 BL.6 ALL OF L.46 BL.6

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 HOOSIER HOUSING 2022 LP is the owners of the certificate of sale, that the time for redeeming such real property has expired, that has not been HOOSIER HOUSING 2022 LP 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 11TH day of January, 2024 between the State of Indiana by Peggy Katona, Auditor of Lake County, of the first part HOOSIER HOUSING 2022 LP 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:

45-08-28-201-013.000-004
COMMON ADDRESS: 3785 HARRISON ST., GARY, IN 46408
JACKSON PARK SO. BROADWAY S2. L.45 BL.6 ALL OF L.46 BL.6

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.

John E. Petalas
Attest: John Petalas, Treasurer: Lake County

Witness: *Peggy Katona*
Peggy Katona, Auditor of Lake County

STATE OF INDIANA }
COUNTY OF LAKE COUNTY } SS

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.

In witness whereof, I have hereunto set my hand and seal this JAN 30 2024, 2024

Michael A. Brown
Michael A. Brown, Clerk of Lake County

Post Office addresses of grantee

HOOSIER HOUSING 2022 LP
11722 ALLISONVILLE RD., UNIT 183
FISHERS, IN 46038

mt. 25-
28940806365
[Signature]

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

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"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."
PREPARED BY: *[Signature]*

JAN 31 2024

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR