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GINA PIMENTEL
RECORDER

2024-030034

STATE OF INDIANA
LAKE COUNTY

10:53 AM 2024 Oct 16

RECORDED AS PRESENTED

SHERIFF'S DEED

THIS INDENTURE WITNESSETH, that Oscar Martínez, as Sheriff of Lake County, State of Indiana, conveys to Aleksandar Risteovski, in consideration of the sum of Seventy-five Thousand One Dollars (\$75,001.00), the receipt of which is hereby acknowledged, on sale made by virtue of a decree judgment, issued from the Superior Court of Lake County, in the State of Indiana, pursuant to the laws of said State on the May 10, 2024, in Cause No. 45D11-2305-MF-000344, wherein Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust was Plaintiff, and The Unknown Heirs at Law of Darling T. Davidson, Deceased, Occupant(s) of 4865 Connecticut Street, Gary, IN 46409 and United States of America through its Department of Housing & Urban Development was/were Defendant(s), in consideration of said sum aforesaid, the following described real estate in Lake County, Indiana, to-wit:

Lot 11 in Block 7 in Broadmoor Subdivision, in the City of Gary, as per plat thereof, recorded in plat book 18, page 15, in the Office the Recorder of Lake County, Indiana.

And commonly known as 4865 Connecticut Street, Gary, IN 46409
Parcel Number: 45-08-34-157-011.000-004

Subject to all liens, encumbrances, rights of redemption, easements and restrictions of record not otherwise foreclosed and extinguished in the proceedings known as Cause # 45D11-2305-MF-000344 in the Superior Court of the County of Lake Indiana, and subject to all real estate taxes, and assessments currently due, delinquent or which are to become a lien.

Subject to the right of redemption of the United States of America as provided in 28 U.S.C. 2410(c).

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.

IN WITNESS WHEREOF, I, THE UNDERSIGNED, Sheriff aforesaid have hereunto set my hand and seal, this 2 day of August, 2024.

SHERIFF OF LAKE COUNTY, INDIANA

Oscar Martinez

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

OCT 16 2024

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

25
CS
RM

#191

NOT AN OFFICIAL DOCUMENT

STATE OF INDIANA)
)
COUNTY OF LAKE) SS:

On the 2 day of August, 2024, 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.

My Commission Expires:

08/09/2031

Vernon M. Joiner
Notary Public

My County of Residence:

lake

Vernon M Joiner

Printed Name

Grantee's street or rural route address: Aleksandar Risteovski 7428 E 120th Ave, Crown Point, In, 46307

After Recording Return Deed to: Aleksandar Risteovski 7428 E 120th Ave, Crown Point, In, 46307

Send Tax Statements to: Aleksandar Risteovski 7428 E 120th Ave, Crown Point, In, 46307

Property Address: 4865 Connecticut Street, Gary, IN 46409

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 (Renee Leatherbury)

This instrument prepared by: Matthew L. Foutty (20886-49), DOYLE & FOUTTY, P.C., 41

E Washington St, Suite 400, Indianapolis, IN 46204 (317) 264-5000.

