

# 979

SHERIFF'S DEED to City of South  
Bend, Lot 3 ex. 75' E. end, Kent's  
Sub of BOL 113-114 in City of South  
Bend, more commonly known as  
527½ Leland Avenue.

Sued  
7/27/77

AUDITOR'S RECORD

Transfer No. \_\_\_\_\_

Taxing Unit \_\_\_\_\_

Date \_\_\_\_\_

# QUIT-CLAIM DEED

CIVIL CITY OF SOUTH BEND, a municipal corporation

*the Grantor*

Release and Quit-Claim to JEAN GABBARD

*the Grantee*

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration

the receipt of which is hereby acknowledged, Real Estate in St. Joseph County, Indiana, described as follows:

Lot #3 Ex 75 Ft. E. End, Kent's Sub. of BOL 113-114 in the City of South Bend, Indiana and more commonly known as 527-1/2 Leland Avenue, in the City of South Bend.

Subject to all taxes, conditions and easements that are found of record.

Signed and dated on July 25, 1977.

State of INDIANA ST. JOSEPH County, ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared:

PETER J. NEMETH and IRENE K. GAMMON, known to me to be the Mayor and City Clerk, respectfully, of the Civil City of South Bend, a municipal corporation of the State of Indiana.

*Peter J. Nemeth*  
Signature

Peter J. Nemeth, Mayor,  
on behalf of the Civil City of South Bend

*Irene K. Gammon*  
Signature

Irene K. Gammon, City Clerk, attesor

and acknowledged the execution of the foregoing deed on

July 25, 1977.

*Barbara J. Byers*, Notary Public  
Signature

Barbara J. Byers  
Typed or printed name

My commission expires February 10, 1980

Signature

Typed or printed name

Signature

Typed or printed name

Prepared by Terry A. Crone, Deputy City Attorney, South Bend, Indiana.  
Attorney at Law

4/14/77

From the desk of . . . Eileen

8-01-18/54-2326

527½ Leland Ave -

Assessors list owner as City.

Computer lists city as owner.  
no taxes due.

219007

Sheriff of St. Joseph County  
to  
City of South Bend

# Deed on Decree

Duly Entered for Taxation,

Auditor.

By

Deputy.

This

day of

A. D., 19

, at

o'clock

M.

and recorded in Record

page

Recorder for St. Joseph County.

By

, Deputy.

ST. JOSEPH CO.  
INDIANA  
FILED FOR RECORD.  
AUG 21 2 33 PM '76  
BOOK 221 PAGE 363  
STEPHEN G. HAZI  
RECORDER

INDEXED

ENTERED FOR TAXATION  
GENE A. BASKER  
AUDITOR INDIANA



City Attorney

# 979

THIS INDENTURE, made this 12th day of August, A. D., 1976, between Dean Bolerjack, as Sheriff of St. Joseph County, in the State of Indiana, of the First Part, and City of South Bend of the County of St. Joseph, State of Indiana, of the Second Part,

WITNESSETH That: Whereas, at the June Term of the St. Joseph Circuit Court, of St. Joseph County, Indiana, A. D., 1975, City of South Bend

recovered judgment in said Court, in Cause No. G-2318, against All Unknown Heirs of Elmer and Anna Erickson

Transfer 7153  
Taxing Unit AB  
Date 8-27-76

219007

Defendants, in the sum of Six Hundred and no/100ths Dollars (\$600.00) together with costs, and a decree for the sale of all the interest, estate, right and title of the defendants aforesaid in and to the certain real estate hereinafter described, as by the record thereof in said Court more fully appears; and

Whereas, afterwards an order of sale was duly issued, directed to Dean Bolerjack, then the Sheriff of St. Joseph County, Indiana, commanding him to sell the land hereinafter described, and all interest, estate, right, and title of the defendants aforesaid therein, or so much thereof as might be necessary, according to the terms of said decree, to pay and satisfy the judgment and decree aforesaid, with the interest and costs thereon; and

Whereas, at a sale duly advertised and held on the 31st day of July, A. D., 1975, conformable to law and said decree, said Dean Bolerjack Sheriff, did first expose to sale at public auction, the rents and profits for a term not exceeding seven years of said estate of said defendants and each of them, and receiving no bid therefor, then offered at public auction aforesaid, all the rights, title, and interest in fee simple of the said defendants and each of them in and to said real estate and

City of South Bend did then and there bid the sum of Six Hundred Seventy and 16/100ths Dollars (\$670.16) and no person bidding more, the same was in due form openly struck off and sold to the said

City of South Bend for the said sum so bid, it being the highest bidder and that being the highest price bid for the same; and

Whereas, also on the 31st day of July, A. D., 1975, Dean Bolerjack then Sheriff as aforesaid, executed to said purchaser a certificate reciting the foregoing facts and that said purchaser would be entitled to a deed of conveyance therefor, if no redemption from said sale be made as and within the time fixed by law;

And afterwards, to wit, on the day of A. D., the said purchaser did assign and transfer said certificate by endorsement thereon to who the owner thereof as appears by reference to said Certificate

NOW, THEREFORE, to confirm to said purchaser and assigns the sale so made as aforesaid, the undersigned Dean Bolerjack, now Sheriff of said St. Joseph County, in consideration of the premises and the statute so providing, and of the non-redemption by said defendants, or any of them, or any other person entitled so to do as provided by law, hath GRANTED, BARGAINED, and SOLD, and doth by these presents, GRANT, BARGAIN, SELL, CONVEY, AND CONFIRM to the said

City of South Bend Its heirs, executors, administrators, successors, and assigns, FOREVER, all the following real estate situated in the County of St. Joseph and State of Indiana, to-wit:

Lot 3 Ex 75 Ft. E. End, Kent's Sub of B0L  
113-114 in the City of South Bend, Indiana  
and more commonly known as 527 1/2 Leland Ave.

TO HAVE AND TO HOLD, all and singular, the premises aforesaid, with the privileges and appurtenances, to the said grantee, its heirs, executors, administrators, successors, and assigns, forever, in as full and ample manner as the same was held by said defendants and all those claiming under or through them at the time of the accrual of the rights of the judgment creditor as mentioned in said decree.

IN WITNESS WHEREOF, The said undersigned, as Sheriff as aforesaid, has hereunto set his hand and seal the day and year first above written.

Dean Bolerjack (SEAL) As Sheriff.

STATE OF INDIANA; ST. JOSEPH COUNTY, SS: Before me, Joseph Doran, Clerk of the Circuit Court in and for St. Joseph County, Indiana, personally came Dean Bolerjack, Sheriff of said St. Joseph County, and acknowledged the execution of the foregoing conveyance to be his act and deed as such Sheriff.

IN WITNESS WHEREOF, I hereunto subscribe my name and affix my official seal of office, this 12th day of August, A. D., 1976

W. Joseph Doran Clerk of St. Joseph Circuit Court. This instrument was prepared by Lora Spaulding on behalf of Dean Bolerjack, Sheriff, St. Joseph County, Indiana (Regular)