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A201405412
May 06, 2014 2:47 PM
Donna M. Mayer
Pennington County, SD

Prepared By: LL
Pennington County Treasurer
315 Saint Joseph St. Suite 214
Rapid City, SD 57701 (605) 394-2163



Deed Number C4296

TREASURER'S DEED

2010 Certificate No. 100622

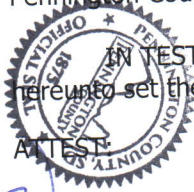
WHEREAS, Pennington County, 315 St. Joe #214 Rapid City, South Dakota did, on the 6th day of May, 2014, produce to the undersigned, Janet Saylor, Treasurer of the County of Pennington, in the State of South Dakota, a Certificate of Tax Sale, bearing date the 20th day of December, 2010, signed by Janet Saylor, who at the last mentioned date was Treasurer of said County, from which it appears that Pennington County did on the 20th day of December, 2010, purchase at public auction, at the place prescribed by law in said county, the real property in this indenture described and which real property was sold to Pennington County for the sum of Eighty One And 52/100 Dollars (\$81.52) being the amount due thereon for the nonpayment of taxes, penalties, interest and costs for the year 2009, and it appears that the said Pennington County is the legal owner of said such Certificate of Tax Sale; that such real property has not been redeemed from such sale; and that notice of the expiration of the right to redeem from such sale has been given as required by law; that sixty (60) days has expired since the completed service of such notice; that the grantee named herein has purchased the assignment of all prior tax sale certificates held by the county on such real property; and that such real property was legally liable for such taxation and had been duly assessed and properly charged on the tax lists for the year 2009, and that the same had been legally advertised for sale and sold on the 20th day of December, 2010.

NOW, therefore, this indenture, made this 6th day of May, 2014, between the State of South Dakota, by Janet Saylor, Treasurer of said county, party of the first part, and the said Pennington County, party of the second part, WITNESSETH: that the said party of the first part, for and in consideration of the premises and the sum of five dollar(s) in hand paid, has granted, bargained and sold and by these presents does grant, bargain and convey unto the party of the second part, Pennington County, its heirs and assigns, forever, the real property mentioned in such certificate and described as follows, to wit:

*
OUTLOT C REVISED Block 2 NORTHBROOK VILLAGE (ID# 62605)

to have and to hold, with the appurtenances thereto belonging, to the party of the second part Pennington County, its heirs and assigns, forever; in as full and ample manner as the Treasurer of Pennington County is empowered by law to sell the same.

IN WITNESS WHEREOF, the said **Janet Saylor**, Treasurer of said County of Pennington has hereunto set their hand on the day and year above first written.



Victor M. Wolf
Auditor of Pennington County

Janet Saylor
Treasurer of Pennington County



STATE OF SOUTH DAKOTA)
) SS
COUNTY OF PENNINGTON)

Exempt from transfer fee 43-4-22 (2)

On this 6th day of May, 2014 before me, Kara J Tines, personally appeared Janet Saylor, Treasurer of Pennington County, South Dakota, known to me to be the person who is described in and who executed the within deed, and acknowledged to me that she executed the same as such Treasurer.

Kara J Tines
Notary Public
My commission expires August 8, 2019



First American Title Company of South Dakota

801 MT. RUSHMORE ROAD, SUITE 100, RAPID CITY, SOUTH DAKOTA 57701-3541

P.O. Box 8181, Rapid City, SD 57709-8181

TELE: 605-348-4200 FAX: 605-341-6880

SAM BENNE
President / Owner

MITCH LaFLEUR
VP / Owner

NO. 113299

OWNERSHIP AND ENCUMBRANCE REPORT

PREPARED FOR: Pennington County Treasurer
RE: DTH LLC - TAX ID No. 62605 - TSC # 100622

This is an Ownership and Encumbrance Report taken from the records in our office and no search has been made of the public records. The time period covered by this search is from **March 27, 2001** to **December 17, 2013**. NOTE: NO SEARCH HAS BEEN MADE FOR ANY PRIOR RESTRICTIONS, COVENANTS, EASEMENTS, RIGHTS OF WAY, IF ANY, RECORDED PRIOR TO THE COMMENCEMENT DATE OF THIS SEARCH. NO SEARCH HAS BEEN MADE ON THE TAX STATUS OR SPECIAL ASSESSMENT STATUS OF SAID PROPERTY. (NOTE: NO REPRESENTATION IS MADE AS TO THE COMPLETENESS, VALIDITY, OR THE LEGAL SUFFICIENCY OF ANY DOCUMENTS LISTED BELOW, NOR HAVE ANY SUCH DOCUMENTS BEEN EXAMINED TO DETERMINE WHETHER OR NOT THERE ARE ANY EXCEPTIONS, RESERVATIONS, ENCUMBRANCES OR OTHER MATTERS WHICH MIGHT BE DETRIMENTAL TO TITLE.)

The legal description searched is in the State of South Dakota, County of PENNINGTON:

Outlot C Revised in Block 2 of Northbrook Village in the City of Rapid City, Pennington County, South Dakota, as shown on the plat filed in Plat Book 35, Page 69.

DURING THE PERIOD SEARCHED, WE FIND THE FOLLOWING:

1. That title appears to be vested in DTH LLC, a South Dakota Limited Liability Company
2. MORTGAGES OR UCC FINANCING STATEMENTS OF RECORD FOR WHICH NO SATISFACTIONS OR RELEASES HAVE BEEN FILED:

None

3. CONTRACTS FOR DEED OR LEASES OF RECORD WHICH ARE OPEN:

None

4. MECHANICS LIENS OR NOTICES OF LIS PENDENS OF RECORD FOR WHICH NO SATISFACTIONS, RELEASES OR DISCHARGES HAVE BEEN FILED:

None

WE HAVE ALSO SEARCHED COUNTY LIENS, STATE LIENS, FEDERAL LIENS OR JUDGMENTS which remain unsatisfied or released and BANKRUPTCIES against the apparent record owner for 10 years prior to **December 17, 2013**:

None

NOTE: THIS REPORT IS NOT IN ANY WAY TO BE CONSTRUED AS A COMMITMENT TO INSURE. LIABILITY OF THE COMPANY IS LIMITED TO THE AMOUNT PAID TO THE COMPANY FOR THIS REPORT. THE CHARGE FOR THIS REPORT IS **\$135.00**

Dated: January 6, 2014

First American Title Company of S.D.

BY

Cheryl Frank

Tax Deed Property



Property Information

Property ID: 0062605
PIN #: 20-13-479-013
Acres (Lot Size): 0.36 acres

Property Address:
134 Viking Drive

Legal Description:

Northbrook Village; Block 2; Outlot C
Revised; Located in Sec 13, T2N, R7E Rapid
City, Pennington County, South Dakota

Property Description:

This lot is located on the northern edge of Rapid City. The lot is a marsh area, possibly a drainage area for nearby properties. The lot is low, not level with the street.

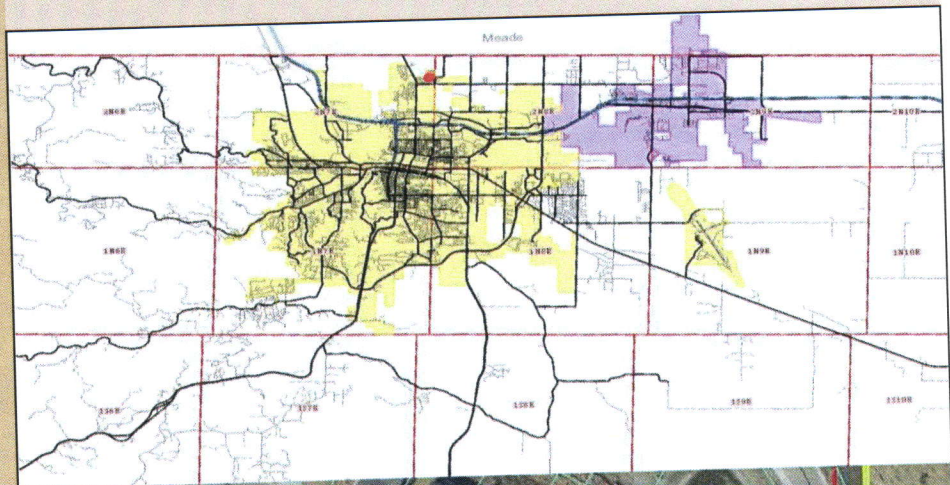
Improvements:

N/A

Assessed Value of Property:

5,500.00

1,500.00



Tax Deed Property



Additional Photos

Property ID: 0062605
PIN #: 20-13-479-013

