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MM/STEELE, D. 082477

INDIANA VA Loan No. LH 445776

CORPORATE SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, That Magna Mortgage Company f/k/a The Millikin Mortgage Company ("Grantor"), a corporation organized and existing under the laws of the State of Delaware, CONVEYS AND WARRANTS to the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is C/O Director, VA Regional Office, 575 North Pennsylvania Street, Indianapolis, IN 46204; and his/her successors in such office, as such, as his/her assigns, for the sum of ten dollars (\$10), and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the state of Indiana:

Lot 27, the North 24 feet of Lot 26 and the South 1/2 of Lot 28, Block 4, Hiney's First Addition to Gary, in the City of Gary, as shown in Plat Book 13, page 14, in Lake County, Indiana. #45-56-27

More commonly known as: 4545 Pierce Street, Gary, IN 46408.

Subject to the taxes for the year 1989, due and payable in May and November, 1990, and subject to the taxes for the year 1990, due and payable in May and November, 1991, and thereafter, and subject also to easements and restrictions of record.

Grantor states under oath that no Indiana gross income tax is due or payable with respect to the transfer of the above described real estate.

Grantor warrants the title to said property against the lawful claims of any and all persons claiming or to claim the same or any part thereof by, through or under Grantor.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 4th day of January 1990 at the Lake County Recorder's Office

MAGNA MORTGAGE COMPANY f/k/a THE MILLIKIN MORTGAGE COMPANY

(Name of Corporation)

(SEAL) ATTEST: By Donna M. Gratzza, Asst. Vice President and Mark Sandau, Senior Vice-President

Printed Name, and Office

STATE OF Missouri ) COUNTY OF St. Louis )

Before me, a Notary Public in and for said County and State, personally appeared Mark Sandau and Donna M. Gratzza, the Senior Vice-President and Asst. Vice President, respectively of Magna Mortgage Company, who acknowledged execution of the foregoing Deed and Tax Affidavit for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 4th day of January, 1990.

(SEAL) My Commission Expires Signature Sara J. Berck Printed \_\_\_\_\_, Notary Public

This instrument was prepared by MURRAY J. FEIWELL, Attorney at Law

SARA J. BERCK, Notary Public STATE OF MISSOURI, ST. LOUIS COUNTY MY COMMISSION EXPIRES 10/6/90

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

JAN 30 1990

Signature of Murray J. Feiwell, Attorney at Law

STATE OF INDIANA / S. NO. FILED IN LAKE COUNTY FEB 1 1 22 PM '90 ROBERT FEIWELL LAND RECORDER

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5.00 pd et up

CHICAGO TITLE INSURANCE COMPANY INDIANA DIVISION