

140374

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, That EDWARD J. DERWINSKI
as Administrator of Veterans' Affairs, an Officer of the United States of America, whose address is Veterans Administration Washington, D.C. 20420. CONVEYS AND WARRANTS to LARRY ALLEN VALANT and CATHY LYNN VALANT, Husband and Wife, 71 Indian Trail, Merrillville, IN 46410
of LAKE County, Indiana, for the sum of ten dollars (\$10) and other valuable consideration, the receipt of which is hereby acknowledged, the following-described property in LAKE County, Indiana, to wit:

Lot 40, Fifield's Forest Hills Addition, as shown in Plat Book 25, page 3, in Lake County, Indiana.

Subject to the 1990 taxes, payable in 1991 and all subsequent taxes; also subject to all public improvement assessments, if any and also subject to all sewer use or sewer service charges, if any.

Key #15-169-12 Unit

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

DEC 17 1990

The title 'Secretary of Veterans Affairs' shall be substituted with the title of County Administrator and the designation of 'Department of Veterans Affairs' shall be substituted for that of 'Veterans Administration' each time either appears in this document pursuant to the provision of Section 2, Pub. L. No. 100-527, the Department of Veterans Affairs Act.

Subject also to all limitations, conditions, covenants, and restrictions, if any in the chain of title to the property hereby conveyed and also subject to all highways, easements, rights-of-way, use, building line, plat and zoning restrictions, if any.

Grantor certifies that no Indiana Gross Income Tax is due or payable with respect to the transfer made by this deed.

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.

IN WITNESS WHEREOF, Grantor, on this the 20th day of November, A. D. 1990, has caused this instrument to be signed and sealed to his name and on his behalf by the undersigned Officer, being thereunto duly appointed, qualified, and acting pursuant to Sections 212 and 1820 of Title 38 U.S. Code and sections 36:4342 and 36:4520 of Title 38, Code of Federal Regulations, and who is authorized to execute this instrument.

Tax Bills To:
71 Indiana Trail
Merrillville, IN 46410

ADMINISTRATOR OF VETERANS AFFAIRS

By Clifford R. Gregory
CLIFFORD R. GREGORY
Assistant Loan Guaranty Officer of the Veterans Administration

STATE OF INDIANA

County of MARION

VA Regional Office, Indianapolis, IN 46204
(317) 226-7811

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

CLIFFORD R. GREGORY Assistant
Loan Guaranty Officer of the Veterans Administration, an agency of the United States Government, and acknowledged the execution of the foregoing deed.

Witness my hand and notarial seal this 20th day of November, 1990.

My commission expires May 24, 1991.

Catherine Sue Dillman [SEAL]
CATHERINE SUE DILLMAN Notary Public.

THIS DEED WAS PREPARED BY RANDALL E. PRICE
ATTORNEY FOR THE VETERANS ADMINISTRATION.

Resident of MARION County, Indiana

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