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City of Hammond Dept of Planning
Tax Key No. 34-155-18

SPECIAL WARRANTY DEED

649 Conkey
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THIS INDENTURE WITNESSETH: That City of Hammond by and through its Hammond Redevelopment Commission (hereinafter called "Grantor"), CONVEYS AND WARRANTS to Donald R. Andres and Mylinda Andres, husband and wife (hereinafter called "Grantee") of Lake County, in the State of Indiana, for the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, Indiana, to-wit:

34-155-18

Lot 18, Block 3, Hyde Park Addition to the City of Hammond, as shown in Plat Book 12, page 3, in Lake County, Indiana.

34-155-18

Common address: 6341 Garfield Street, Hammond, IN 46320

Subject to the following:

a) All real estate taxes and assessments for the year 1991 due and payable in the year 1992 and for all subsequent years shall be the responsibility of the Grantee. Easements, restrictions, conditions, limitations and covenants of record.

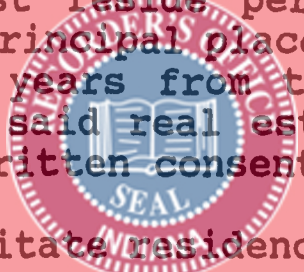
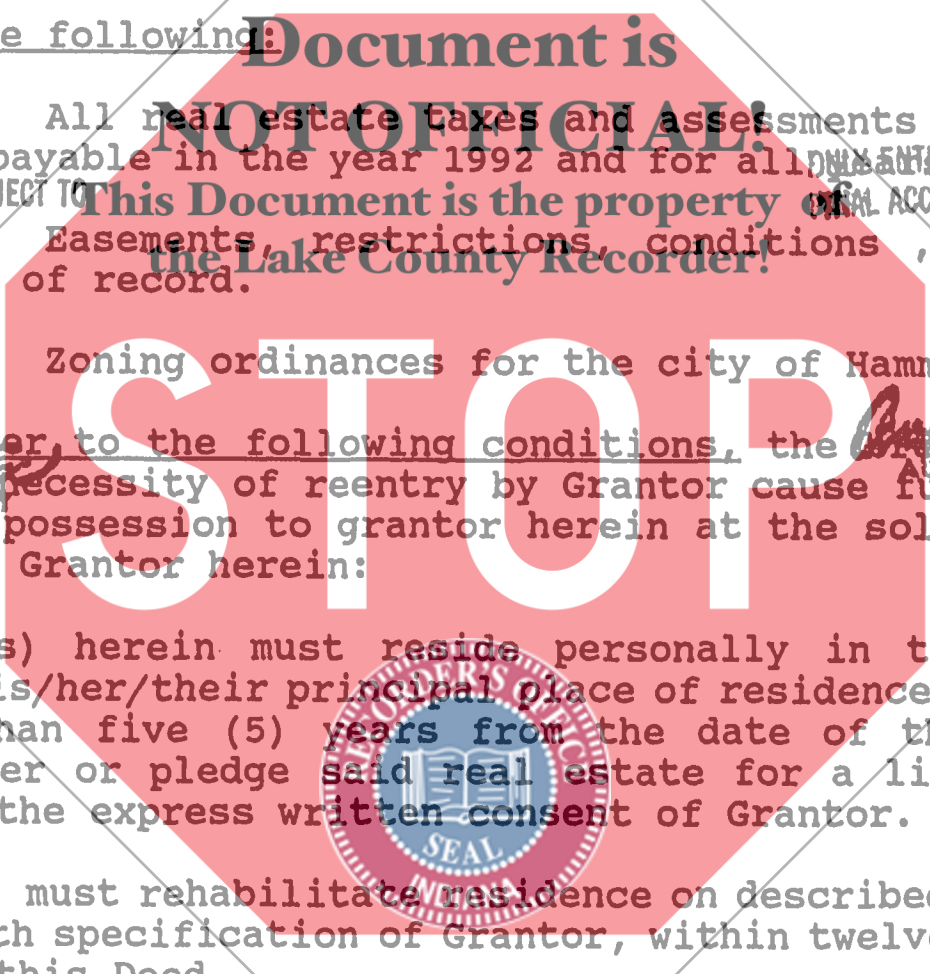
FEB 27 1991

c) Zoning ordinances for the city of Hammond.

Subject further to the following conditions, the Grantee shall, without the necessity of reentry by Grantor cause full reversion of title and possession to grantor herein at the sole option and discretion of Grantor herein:

1. Grantee(s) herein must reside personally in the captioned property as his/her/their principal place of residence for a period of no less than five (5) years from the date of this Deed and cannot encumber or pledge said real estate for a like period of time without the express written consent of Grantor.
2. Grantee(s) must rehabilitate residence on described premises in accordance with specification of Grantor, within twelve (12) months from date of this Deed.
3. Grantee must carry at all times after date of this deed and for five (5) years thereafter fire and liability insurance on the captioned dwelling real estate in a sum equal to dwellings fair market value.
4. Grantee(s) will allow grantor or its agents, the rights of reasonable inspection of said premises, internally as well as externally, upon reasonable notice to grantee for purpose of insuring compliance with the above captioned conditions, for five (5) years from date of this deed.

These conditions to run with and be condition for the Grantee(s) herein and for all who may take under Grantee(s) herein until such time as said conditions are fully met, at which time grantor shall



FEB 27 1991

STATE OF INDIANA / S.S. NO.
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ROBERT J. [unclear]
CLERK OF COUNTY

INDIANA DEPARTMENT OF REVENUE

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execute a full warranty deed to Grantee(s). All persons or entities taking by and thru grantee(s) are hereby notified of such conditions.

Grantor herein does not warrant as to any acts or conduct or warranties of title as to any and all prior predecessors of title to Grantor herein but only solely warrants as to the actual conduct and events concerning title matter as a result of and during the time wherein Grantor herein held title immediately prior to this conveyance.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 14th day of February, 1991.

CITY OF HAMMOND, acting by and through its Hammond Redevelopment Commission

ATTEST:

BY: Margaret Royce Galvin Secretary BY: James Davis Sr. President
Margaret Royce Galvin Secretary James Davis, Sr. President
the Lake County Recorder!

STATE OF INDIANA)

SS:

COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared James Davis and Margaret Royce Galvin, the President and Secretary, respectively of The Hammond Redevelopment Commission, who acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations herein contained are true.

Witness my hand and Notarial Seal this 14th day of February, 1991.

My Commission Expires

1-15-93

Resident of Lake County

Edwina L. Homcho
Notary Public EDWINA L. HOMCHO

This instrument was prepared by Cheryl T. Maimona, Attorney at law
McHie, Myers, McHie & Enslin
53 Muenich Court
Hammond, IN 46320

Mail Tax Bills to: Donald R. Andres and Mylinda Andres
6341 Garfield Street
Hammond, IN 46320