

AFTER RECORDING RETURN TO:  
1035 E. Ridge Rd.  
Griffith, IN 46319

**SPECIAL LIMITED WARRANTY DEED**

(BARGAIN & SALE DEED)

THIS INDENTURE made this 8th day of MAY FILED REC, 2000

BETWEEN

2000 033953  
CONTIMORTGAGE CORPORATION,  
Grantor,

2000 MAY 17 AM 10:42

MORRIS W. CARTER  
RECORDER

and

SERGIO GARCIA AND MARISA GARCIA, HUSBAND AND WIFE,  
Grantees,

WITNESSETH that the Grantor, in consideration of ONE AND 00/100 DOLLARS (\$1.00) lawful money of the United States, and other good and valuable consideration paid by the Grantees, does hereby grant and release unto the Grantees, the heirs, successors and assigns forever, the following described real estate, to-wit:

LOT 35, IN PINE ISLAND RIDGE, UNIT 21, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 46, PAGE 142, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

TAX I.D. NO.: 13-266-4 Unit No. 20

TAX MAILING ADDRESS: 8674 Durbin Lane, Crown Point, Indiana 46307

GRANTOR AFFIRMS THAT NO GROSS INCOME TAX IS DUE AT THIS TIME BY THIS CORPORATION IN CONNECTION WITH THIS TRANSER.

By accepting this Special Warranty Deed, Grantees acknowledge that they have had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on an "AS IS" and "WHERE IS" basis.

TOGETHER with the appurtenances and all the estate and rights of the Grantor in and to said premises,

TO HAVE AND TO HOLD the premises herein granted unto the Grantees, their heirs, successors and assigns forever. AND the said Grantor covenants that the Grantor has not done or suffered anything whereby the said premises have been encumbered in any way whatever. This deed is subject to the trust provisions of Section 13 of the Lien Law.

The words "Grantor" and "Grantee" shall be construed to read in the plural whenever the sense of this deed so requires.

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DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

F31361a dab

MAY 17 2000

PETER BENJAMIN  
LAKE COUNTY AUDITOR

HOLD FOR FIRST AMERICAN TITLE

02098

17.00  
E.P  
FA

IN WITNESS WHEREOF, the Grantor has executed this deed the day and year first above written.

In Presence of:

CONTIMORTGAGE CORPORATION

BY: [Signature]

STEVEN R. PATON

TITLE: VICE PRESIDENT

STATE OF Pennsylvania, COUNTY OF Montgomery

SS:

On the 8th day of May, 2000, before me personally came Steven R. Paton to me known, who, being by me duly sworn, did depose and say that deponent has offices located at 338 S. Warmminster Road, Hatboro PA, deponent is Vice President of CONTIMORTGAGE CORPORATION, the corporation described in and which executed the foregoing instrument, deponent knows the seal of said corporation, that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the Board of Directors of said corporation; deponent signed deponent's name thereto by like order.

[Signature]

Notary Public

My Commission Expires:  
County of Residence:

Notarial Seal  
Renee Greenwald, Notary Public  
Hatboro Boro, Montgomery County  
My Commission Expires Apr. 26, 2004  
Member, Pennsylvania Association of Notaries



This Instrument Prepared By:

JOHN F. HILBRICH, #7513-45  
HILBRICH, CUNNINGHAM & SCHWERD  
2637 - 45th Street  
Highland, Indiana 46322  
PH: (219)924-2427

\*\*\* NO LEGAL OPINION RENDERED \*\*\*