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2002 MAY -2 2:13:55

LAKE COUNTY RECORDER

Return to:  
Contract Processing and  
Title Agency, Ltd.  
6353 Presidential Gateway # 210  
Columbus, Ohio 43211

State of Indiana

FHA Case No. 151-571394

### SPECIAL WARRANTY DEED

**THIS INDENTURE WITNESSETH:** Mel Martinez, Secretary of Housing and Urban Development of Washington, D.C. acting by and through the Federal Housing Commissioner (Hereinafter called "Grantor), conveys and warrants against all persons claiming by, through, or under him, to:

E.

SERGIO GARCIA

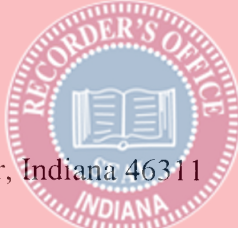
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the Lake County Recorder!**

for and in consideration of ONE DOLLAR (\$1.00) and other valuable considerations, the receipt whereof is hereby acknowledged, the following described real estate in the State of Indiana, County of Lake to wit:

Lot 16 in Pheasant Hills Addition, Unit Four, to the Town of Dyer, as per plat thereof, recorded in Plat Book 42, page 11, in the Office of the Recorder of Lake County, Indiana.

Tax # 12-14-0134-0016

Property Address: 737 Osage, Dyer, Indiana 46311



THIS DEED IS NOT TO BE IN EFFECT UNTIL April 26, 2002

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

BEING the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

MAY 01 2002  
PETER BENJAMIN  
LAKE COUNTY AUDITOR

SUBJECT to all covenants, restrictions, reservations, easements, conditions and rights appearing of record; and SUBJECT to any state of facts an accurate survey would show.

GRANTOR certifies that he acts in his capacity as agent for the United States of American and that no Gross Income Tax is due or payable in respect to any transfer made by this deed.

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HJ

IN WITNESS WHEREOF THE undersigned on this 22 day of Apr. 2002  
Has set his hand and seal as Attorney-In-Fact for and on behalf of the said Secretary of  
Housing and Urban Development under authority and by virtue of the Federal Register,  
Volume 35, Page 16106 (10/14/70) as amended.

Witnesses:

Secretary of Housing and Urban Development  
By: Federal Housing Commissioner

By: Jan Prusinowski (Seal)

Jan Prusinowski  
Attorney-In-Fact  
POA Instrument No. 2001-093631

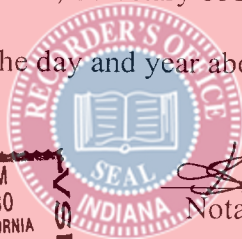
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NOT OFFICIAL!**

State of California  
County of Orange

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the Lake County Recorder!**

Before me, the undersigned, a Notary Public in and for the State and County, on 4/22/02  
Personally appeared JAN PRUSINOWSKI, who personally well know  
to me to be the duly appointed Attorney-In-Fact and the person who executed the  
foregoing instrument bearing the date of Apr. 22, 2002 by virtue of the  
authority vested in him by the Federal Register, Volume 35, Page 16106 (10/14/70) as  
amended, and acknowledged the execution of the foregoing instrument as Attorney-In-  
Fact, for and on behalf of Mel Martinez, Secretary of Housing and Urban Development.

Witness my hand and official seal the day and year above written.



Kevin Sun Kim  
Notary Public

This instrument was prepared under the direction of the Federal Housing Administration,  
Debbie Bonelli, Branch Chief, Real Estate Owned, Atlanta HOC.

Post Office Address of the Grantee

Send Subsequent Tax Bills to:

1055 E. Ridge Road

1055 E. Ridge Road

Griffith, IN 46319

Griffith, IN 46319