

REO No. : CO22429 SPECIAL WARRANTY DEED.

This Deed is from Fannie Mae a/k/a Federal National Mortgage Association a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, D.C. ("Grantor"), to

J & K Home Improvement and Rentals, Inc. to Grantee's heirs and assigns.

For value received, Grantor hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever, but without recourse, representation or warranty, except as expressed herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of **Lake** state of Indiana, described as follows (the "Premises"):

7504 West 129th Place, Cedar Lake, IN 46303 (SEE ATTACHED EXHIBIT "A")

KEY NO. (31) 25-167-31, 32 & 33

And Grantor, for itself and its successors does covenant, promise and agree, to and with Grantee, Grantee's heirs and assigns, that Grantor has not done or suffered to be done anything whereby the Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever defend title to the Premises, against all persons lawfully claiming or who may claim the same, by, through or under Grantor, but not otherwise.

Grantor is exempt from all taxation imposed by any state, county, municipality, or local taxing authority, except for real property taxes. Thus, Grantor is exempt from any and all transfer taxes. See, 12 U.S.C. 1723a (c) (2).

"No Indiana Gross Income Tax is Due or payable in respect to the transfer made by this instrument."

Date: April 15, 2003

Fannie Mae a/k/a Federal National Mortgage Association

MAIL TAX BILLS TO:
1562 JOLIET ST.
DYER, IN 46311

This Document is the property of the Lake County Recorder!

By:

Tony Fortner
Vice-President

Attest:

Sheryl Martin
Assistant Secretary

2003 APR 22 AM 9:09
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
W. CARTER
RECORDER

STATE OF TEXAS)

COUNTY OF DALLAS)

The foregoing instrument was acknowledged before me, a notary public commissioned in Dallas County, Texas this **April 15, 2003**, by Tony Fortner of Fannie Mae a/k/a Federal National Mortgage Association, a United States Corporation, on behalf of the corporation.

DEBORAH KOMPERDA
Notary Public, State of Texas
My Commission Expires 07/11/08

Notary Public

This instrument was prepared by: Tony Fortner **DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER**

APR 21 2003

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

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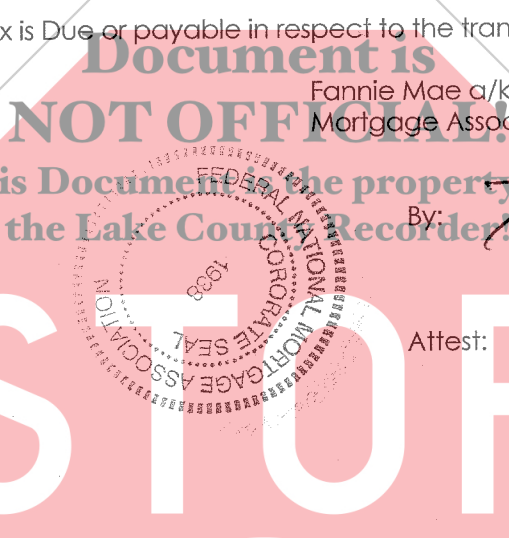


EXHIBIT "A"

LEGAL DESCRIPTION

Lots 31, 32 and 33, Block 1, Plat "AA" The Shades, Cedar Lake, Indiana, as shown in Plat Book 12, page 33, in Lake County, Indiana.

