

620035648

**SPECIAL LIMITED WARRANTY DEED (BARGAIN & SALE DEED)**

THIS INDENTURE made June 27, 2003  
BETWEEN

Mortgage Guaranty Insurance Corporation, a Wisconsin Corporation

Grantor

and

Lorraine Skolak

Grantee,

STATE OF WISCONSIN  
LAKE COUNTY  
RECORDER OF DEEDS  
2003 JUN 27 10:11  
②

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 Grantee, does hereby grant and release unto the Grantee, the heirs or successors and assigns of the Grantee forever;

**LEGAL DESCRIPTION:** Part of Tract 24, in Crown Ridge Estates, Unit One, a Planned Unit Development in Crown Point, Indiana, as per plat thereof, recorded in Plat Book 78 page 73, in the Office of the Recorder of Lake County, Indiana, bounded and described as follows:

Beginning at the Northeast corner of said Tract 24; thence South 00 degrees 45 minutes 39 seconds West, along the East line of said Tract, 116.89 feet to the Southeasterly corner of Tract 24; thence South 63 degrees 08 minutes 12 seconds West along the Southerly line of said Tract, a distance of 58.23 feet to a point; thence North 08 degrees 20 minutes 09 seconds West, 144.97 feet to a point on the Northerly line of said Tract 24; thence Easterly an arc distance of 3.65 feet along the Northerly line of said Tract 24, being a curved line convex Northerly having a radius of 245.0 feet, the chord of said arc bearing South 89 degrees 40 minutes 09 seconds East, to a point of tangency; thence South 89 degrees 14 minutes 21 seconds East along said North line of Tract 24, a distance of 65.82 feet to the Point of Beginning, as per plat thereof, recorded in Plat Book 78 page 73, in the Office of the Recorder of Lake County, Indiana.

KEY NO: 23-177-43, UNIT NO. 33

TAX MAILING ADDRESS: 1231 W. 95<sup>TH</sup> Street, Crown Point, IN 46307

By accepting this Special Warranty Deed, Grantee acknowledges that he has 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 Grantee, the heirs or successors and assigns of the grantee 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.

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

In Presence of MORTGAGE GUARANTY INSURANCE CORPORATION, A WISCONSIN CORPORATION, ~~the Attorney~~

BY: [Signature]  
Thomas A. Drew  
Title: Vice President

PROPERTY TAXATION SUBJECT TO  
LOCAL LAW ENFORCEMENT FOR TRANSFER

JUL 2 2003

STATE OF WISCONSIN, COUNTY OF MILWAUKEE SS:

STEPHEN R. STIGLICH  
LAKE COUNTY AUDITOR

On June 27, 2003, before me personally came Thomas A. Drew, to me known, who being duly sworn, did depose and say that deponent has offices located at 270 E. Kilbourn Ave., Milwaukee, WI 53202. Deponent is Vice President of Mortgage Guaranty Insurance Corporation, a Wisconsin 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

Commission expires: 10-15-2006

This instrument prepared by MARK A. PSIMOS, 9219 Broadway, Merrillville, Indiana, Attorney at Law (No legal opinion given or rendered)

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CT DG

CHICAGO TITLE INSURANCE COMPANY