

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2004 041175

2004 MAY 19 AM 9:26

MORRIS W. HUBER
RECORDER

Account No. 5000274075

SPECIAL WARRANTY DEED

State of Texas

County of Dallas

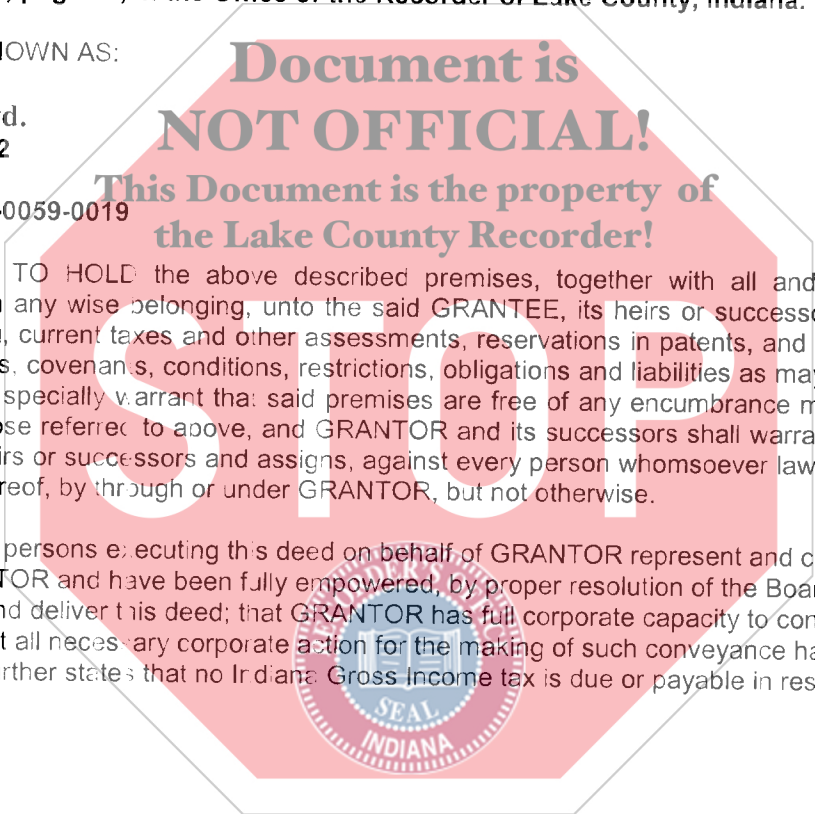
THIS INDENTURE WITNESSETH, **Citifinancial Mortgage Company, Inc.**, a corporation organized under the laws of the State of New York, herein called "GRANTOR", whose mailing address is **1111 Northpoint Drive Building 4, Suite 100, Coppell, Texas 75019-3831**, for and in consideration of **\$42,000.00**, to it in hand paid by the party or parties certified below as GRANTEE hereunder, by these presents CONVEYS AND SPECIALLY WARRANTS unto **The Town of New Chicago, Lake County, Indiana, a Municipal Corporation**, herein, whether one or more, called "GRANTEE", who reside(s) in **Lake County, Indiana**, and whose mailing address is **122 Huber Blvd., Hobart, Indiana 46342** all that certain real property situated in **Lake County, Indiana**, and more particularly described as follows:

Lot 19 and the East 12 1/2 feet of Lot 20, in Block 6, in the Sixth Addition to New Chicago, as per plat thereof, recorded in Plat Book 6, page 47, in the Office of the Recorder of Lake County, Indiana.

COMMONLY KNOWN AS:

**108 Huber Blvd.
Hobart, IN 46342**

Parcel ID: **19-21-0059-0019**



TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in any wise belonging, unto the said GRANTEE, its heirs or successors and assigns forever, subject to, and excepting, current taxes and other assessments, reservations in patents, and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, AND GRANTOR does hereby specially warrant that said premises are free of any encumbrance made or suffered by said GRANTOR excepting those referred to above, and GRANTOR and its successors shall warrant and defend the same to said GRANTEE, its heirs or successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by through or under GRANTOR, but not otherwise.

The undersigned persons executing this deed on behalf of GRANTOR represent and certify that they are duly elected officers of GRANTOR and have been fully empowered, by proper resolution of the Board of Directors of GRANTOR to execute and deliver this deed; that GRANTOR has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done. The undersigned further states that no Indiana Gross Income tax is due or payable in respect to the transfer made by this deed.

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

MAY 18 2004

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

001682

16.00
KM
21262

IN WITNESS WHEREOF, GRANTOR has caused this deed to be executed this 13 day of April, 2004.

(AFFIX SEAL)

Sue Harbor
Citifinancial Mortgage Company, Inc.
By Sue Harbor, Its VP

State of Texas

County of Dallas

Before me, a Notary Public in and for said County and State, personally appeared **Citifinancial Mortgage Company, Inc.** By Sue Harbor, Its VP, who acknowledged execution of the foregoing Deed for and on behalf of said GRANTOR, and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS MY HAND and Notarial Seal this 13 day of April, 2004.



Deanna Thomas
Notary Public

Residing in Dallas county, Texas



This Instrument was Prepared by:
James Robert Wesley, Attorney-at-Law
2004-46BIN



KINGS TITLE & CLOSING SERVICES
1111 BROAD STREET
NEW CASTLE, IN 47362
PH: (765) 593-2167

