

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

Return to:

2004 044364

2004 MAY 27 AM 9:21

SERGIO GARCIA

MORRIS ...
RECORD ...

2931 JEWETT AVE.

HIGHLAND, IN 46322

State of Indiana

FHA Case No. 151-639261

SPECIAL WARRANTY DEED

ORIGINAL

THIS INDENTURE WITNESSETH: Alphonso Jackson, 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:

SERGIO GARCIA

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:

The East 9 feet of Lot 18, all of Lot 19, and the West 7 feet of Lot 20, in Block 1, in Fernwood Park Addition, in the City of Gary, as per plat thereof recorded in Plat Book 10, page 6, in the Office of the Recorder of Lake County, Indiana.

Tax # 25-43-0010-0019

Property Address: 2964 W. 12th Ave., Gary, IN 46404

THIS DEED IS NOT TO BE IN EFFECT UNTIL May 24, 2004

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).

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.

924-3498

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

MAY 26 2004

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

002128

11/5/04
17/5/04

IN WITNESS WHEREOF THE undersigned on this 18th day of May 2004
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: _____ (Seal)

Jim Haslam

Attorney-In-Fact
POA Instrument No. 2004008450

State of California
County of Orange

Before me, the undersigned, a Notary Public in and for the State and County, on 5-18-04
Personally appeared JIM HASLAM, 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 5-18-04 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 Alphonso Jackson, Secretary of Housing and Urban
Development.

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



Cathy Kibria
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

SERGIO GARCIA

2931 JEWETT

HIGHLAND, IN 46322

Send Subsequent Tax Bills to:

SERGIO GARCIA

2931 JEWETT

HIGHLAND, IN 46322