

Completed by: Nelson & Frankenberger

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2004482BT

SPECIAL WARRANTY DEED

2004 050337

2004 JUN 16 AM 10:27

MORRIS W. CARTER
RECORDER

CHICAGO TITLE INSURANCE COMPANY

THIS INDENTURE WITNESSETH, that Secretary of Veterans Affairs, an Officer of the States of America, whose address is Department of Veterans Affairs, Washington, DC 20420, (hereafter referred to as "Grantor"), CONVEYS AND WARRANTS to Gumercindo Munoz, an adult (hereafter referred to as "Grantee"), of Lake County, in the State of Indiana, for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

The East 37.2 Feet of Lot 19, in Block 5, in North Side Addition to the Town, Now City of Hammond, as per Plat Thereof, Recorded in Plat Book 1, Page 77, in the Office of the Recorder of Lake County, Indiana (hereafter "Real Estate").

THIS CONVEYANCE IS SUBJECT TO ALL DELINQUENT REAL ESTATE TAXES.

Subject to any and all easements, agreements and restrictions of record. The address of such real estate is commonly known as 251 Hanover Street, Hammond, In 46327. Tax bills should be sent to Grantee at such address unless otherwise indicated on the back.

THIS CONVEYANCE IS NOT SUBJECT TO THE PAYMENT OF INDIANA CORPORATE GROSS INCOME TAX.

The undersigned person executing this deed on behalf of Grantor represents and certifies that they are duly authorized and fully empowered to execute and deliver this deed as the Realty Officer of the Department of Veterans Affairs.

Grantor, for itself and its heirs, executors and administrators, does hereby covenant with Grantee, his heirs and assigns, that Grantor, has not made, done, executed or suffered any act or thing whereby the above described premises or any part thereof now are or at any time hereafter shall or may be imperiled, charged, or encumbered in any manner whatsoever; and Grantor will forever warrant and defend the title to the above granted premises against all persons lawfully claiming the same from, through or under Grantor.

Pursuant to provisions of 38 U.S.C. 1620 (a) (6) the Secretary of Veterans Affairs does not seek to exercise exclusive jurisdiction over the within described property.

IN WITNESS WHEREOF, Grantor has executed this deed this 20th day of May 2004

Secretary of Veterans Affairs,
An officer of the United States

By: MICHAEL MORELAND
Its: Director, VA REO
OCWEN Federal Bank, FSB
Pursuant to a delegation of authority
Contained in 38 C.F.R. § 36.4342 (f)

STATE OF FLORIDA)
COUNTY: ORANGE)

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JUN 15 2004

On this date, before me personally appeared Michael Moreland, VA REO Director, pursuant to a delegation of authority contained in 38 C.F.R. § 36.4342 (f), me known to be the person who executed the foregoing instrument on behalf of the Secretary of Veterans Affairs, and acknowledged that he executed the same as the free act and deed of said Secretary.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of Florida aforesaid, this 20th day of May 2004

My Commission Expires: _____

Michelle G. Allen
Notary Public

Residing in _____ County

RETURN TO:
MAIL TAX STATEMENTS TO:
GUMERCINDO MUNOZ
220 BRADSWICK ST
HAMMOND IN 46327

Printed Name
MICHELLE G. ALLEN
Notary Public - State of Florida
My Commission Expires Feb 26, 2008
Commission # 0294371
Bonded By National Notary Assn.

001232

Handwritten initials/signature