

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2004 083263

2004 SEP 28 AM 9:09

MORRIS W. CARTER  
RECORDER

Return to:

7010 Arkansas Avenue

Hammond, IN 46323

State of Indiana

FHA Case No. 151-550534

**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:

NICOLE C. LEAR AND JAMES D. BRATTON AND CAROL A. BRATTON, JOINT TENANCY

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 North 60 feet of the East 1/2 of the North 1 acre of the South 5 acres of the West 1/2 of the East 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 9, Township 36 North, Range 9 West of the 2<sup>nd</sup> Principal Meridian, in the City of Hammond, Lake County, Indiana.

Tax # 26-37-168-16

Property Address: 7010 Arkansas Avenue, Hammond, IN 46323

THIS DEED IS NOT TO BE IN EFFECT UNTIL SEPTEMBER 13, 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.

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

SEP 27 2004

STEPHEN R. STIGLICH  
LAKE COUNTY AUDITOR

**TICOR MO**

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IN WITNESS WHEREOF THE undersigned on this 1st day of September 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)

Attorney-In-Fact  
POA Instrument No. 2004008450

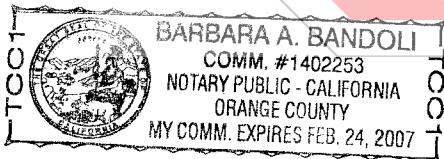
**Document is NOT ORIGINAL!**  
**This Document is the property of the Lake County Recorder!**

State of California  
County of Orange

:ss

Before me, the undersigned, a Notary Public in and for the State and County, on 9/1/04  
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 9/1/04 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.



*Barbara A. Bandoli*  
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

Send Subsequent Tax Bills to:

7010 Arkansas Avenue

7010 Arkansas Avenue

Hammond, IN 46323

Hammond, IN 46323