

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, THAT R. JAMES NICHOLSON, Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, D.C. 20420, CONVEYS AND WARRANTS TO **JUNE S. MITCHELL**, whose address is **2923 NEW YORK STREET, LAKE STATION, INDIANA 46405**, of **LAKE** County, Indiana, for the sum of ten dollars (\$10) and other valuable consideration, the receipt of which is hereby acknowledged, the following-described property in **LAKE** County, Indiana, to wit:

FOR LEGAL DESCRIPTION SEE EXHIBIT A

Subject to the 2003 taxes, due and payable in 2004, and all subsequent taxes; also subject to all public improvement assessments, if any, and also subject to all sewer use or sewer service charges, if any.


Subject also to all limitations, conditions, covenants, and restrictions, if any in the chain of title to the property hereby conveyed and also subject to all highways, easements, rights-of-way, use, building, building line, plat and zoning restrictions, if any.

Grantor certifies that no Indiana Gross Income Tax is due or payable with respect to the transfer made by this deed.

Grantor warrants the title to said property against the lawful claims of any and all persons claiming or to claim the same or any part thereof by, through or under Grantor.

IN WITNESS WHEREOF, Grantor, on this the **TWELFTH** day of **APRIL 2005**, has caused this instrument to be signed and sealed in his/her name and on his/her behalf by the undersigned Officer, being hereunto duly appointed, qualified, and acting pursuant to sections 512 and 3720 of title 38 U.S.Code, and sections 36:4342 and 36:4520 of title 38, Code of Federal Regulations, and who is authorized to execute this instrument.

R. JAMES NICHOLSON
Secretary of Veterans Affairs

By: 
JAMES L. BRUBAKER, JR.
Title: LOAN GUARANTY OFFICER
VA Regional Office, Cleveland, Ohio
1240 East Ninth Street
Cleveland, OH 44199

STATE OF OHIO,
COUNTY OF CUYAHOGA

} ss:

Before me, the undersigned, a Notary Public in and for said County and State, this date personally appeared **JAMES L. BRUBAKER, JR., LOAN GUARANTY OFFICER** of the Department of Veterans Affairs, an agency of the United States Government, and acknowledged the execution of the foregoing deed.

Witness my hand and Notarial Seal this **TWELFTH** day of **APRIL 2005**




Notary Public, NICHOLAS AYALA, Cuyahoga County, Ohio.
COMMISSION EXPIRES: JUNE 18, 2009

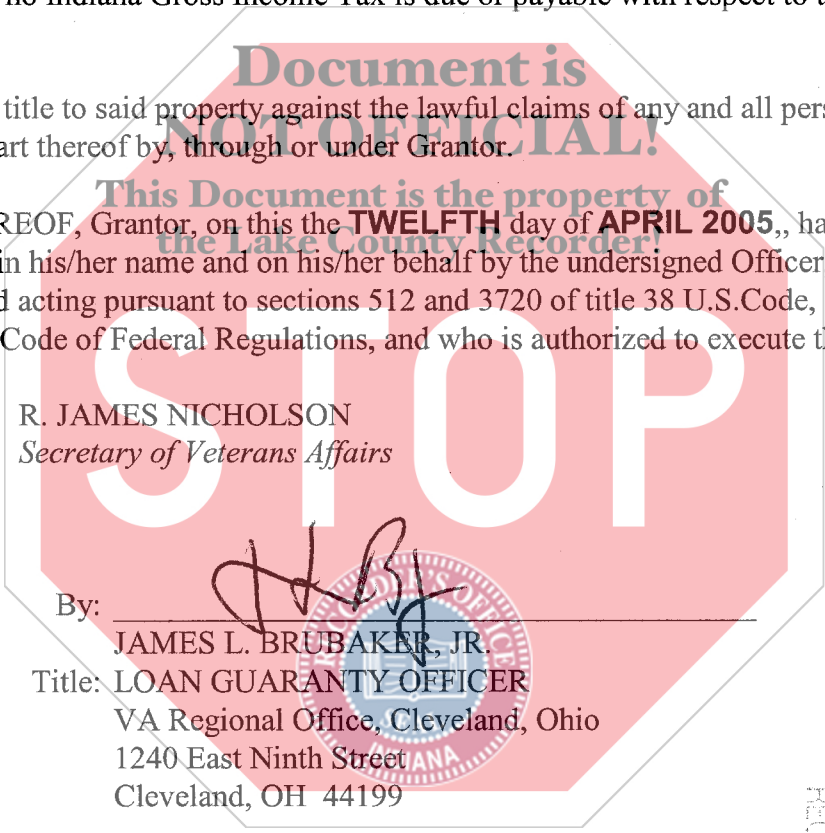
**THIS DEED WAS PREPARED BY ATTORNEY
FOR THE DEPARTMENT OF VETERANS AFFAIRS**

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JUN 16 2005

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

1500
CS
RM



2005 04 16 11:11 AM
049799

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
MICHAEL A. PROCTOR
RECORDER

01408

EXHIBIT A

LOT 19 IN BLOCK 16 IN LLOYDS DEEPRIVER SUBDIVISION, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 22 PAGE 71 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

