

SPECIAL WARRANTY DEED

CFMC#
ORDER# 3197089

P- 418069-3^L
T- 868105

(1/2)

2007 034550

STATE OF INDIANA
COUNTY OF LAKE

KNOW ALL MEN BY THESE PRESENTS,

THIS INDENTURE WITNESSETH, THAT CITIFINANCIAL MORTGAGE COMPANY INC. F/K/A. FORD CONSUMER FINANCE CO., whose mailing address is 1111 Northpoint Drive Coppel, TX 75019, a corporation, organized and existing under the laws of the United States of America (herein referred to as Grantor) for and in consideration of Sixty Three Thousand and 00/100 Dollars (\$23,000.00), to it party or parties identified below as GRANTEE hereunder, by these presents CONVEYS AND SPECIALLY WARRANTS unto KERRUSO REAL ESTATE whose mailing address is * (herein, whether one or more referred to as Grantee), all that certain real property situated LAKE COUNTY, INDIANA, and more particularly described as follows: 2931 Jewett Ave Highland

SEE ATTACHED EXHIBIT "A"

† tax # 26-34-0257-0041

PROPERTY ADDRESS: 1123 MOSS STREET
HAMMOND, IN 46320

STATE OF INDIANA
LAKE COUNTY
REGISTERED RECORD
APR 24 2007 9:54 AM
KATONA, BROWN
RECORDER

This property is sold as is and grantor only warrants title from the time grantor obtained title until the date grantor conveys its interest in the aforesaid property to the grantee.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights an 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 no 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 done. The undersigned further states that no Indiana Gross Income tax is due or payable in respect transfer made by this deed.

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

APR 24 2007

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

Handwritten notes: 210, 1188011, 9, 4

021067

IN WITNESS WHEREOF, GRANTOR has caused this deed to be executed this 23RD day of march 2007.

CITIFINANCIAL MORTGAGE COMPANY INC. F/K/A FORD CONSUMER FINANCE CO.
Authorized Signer of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as Attorney in Fact for CitiFinancial Mortgage Company, Inc., a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation, action in its capacity as Attorney in Fact as aforesaid.

By: [Signature]
Signature

Its: JESSICA RAMIREZ, VICE PRESIDENT
Position

By: [Signature]

Witness: LORI ARIMA

Authorized Signer of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as Attorney in fact and/or Agent

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

STATE OF CALIFORNIA

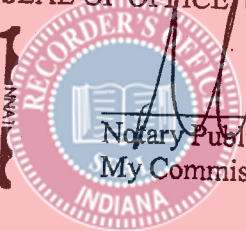
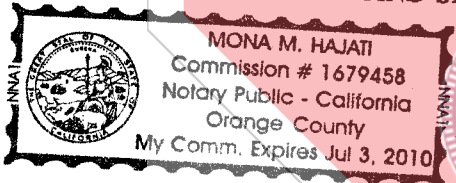
COUNTY OF ORANGE

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§

to wit:

BEFORE ME, the undersigned authority, on this day personally appeared: JESSICA RAMIREZ, VICE PRESIDENT, Authorized Signer of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as Attorney in Fact for CitiFinancial Mortgage Company, Inc., a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation, action in its capacity as Attorney in Fact as aforesaid.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 23 day of MARCH, 2007.



[Signature]
Notary Public in and for the State of CALIFORNIA
My Commission Expires: JULY 3, 2010
Mona M. Hajati

Prepared by & Return to:
Ray Hundley
Transcontinental Title Company
4033 Tampa Road #101
Oldsmar, Florida 34677

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"I AFFIRM, UNDER THE PENALTIES FOR PREJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW."

[Signature]
Scott Bruce

“Exhibit A”

LOT THIRTY-NINE (39) IN BLOCK ONE (1) OF LARNOD'S FIRST ADDITION TO HAMMOND, LAKE COUNTY, INDIANA, AS MARKED AND LAID DOWN ON THE RECORDED PLAT ON RECORD IN THE RECORDERS OFFICE OF LAKE COUNTY, INDIANA.

