

3

SPECIAL WARRANTY DEED

CFMC#
ORDER# 3388789

D-438705-3²
+ 912301

STATE OF INDIANA
COUNTY OF LAKE

2007 044783

KNOW ALL MEN BY THESE PRESENTS, (1/2)

THIS INDENTURE WITNESSETH, THAT **HSBC BANK USA** whose mailing address is 2711 NORTH HASKELL AVE, SUITE 100, DALLAS, TX 75204, a corporation, organized and existing under the laws of the United States of America (herein referred to as Grantor) for and in consideration of FIFTY FOUR THOUSAND SEVEN HUNDRED and 00/100 Dollars (\$54,700.00), to it party or parties identified below as GRANTEE hereunder, by these presents CONVEYS AND SPECIALLY WARRANTS unto **DANIEL TORRES, A SINGLE MAN**, whose mailing address is **1137 E LYONS ST HAMMOND** (herein, whether one or more, referred to as Grantee), all that certain real property situated LAKE COUNTY, INDIANA, and more particularly described as follows:

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2007 JUN -1 PM 1:55
MICHAEL A. BRUNN
RECORDER

LOT 11, BLOCK 8, MAYWOOD ADDITION TO HAMMOND, AS SHOWN IN PLAT BOOK 11, PAGE 32A, IN LAKE COUNTY, INDIANA.

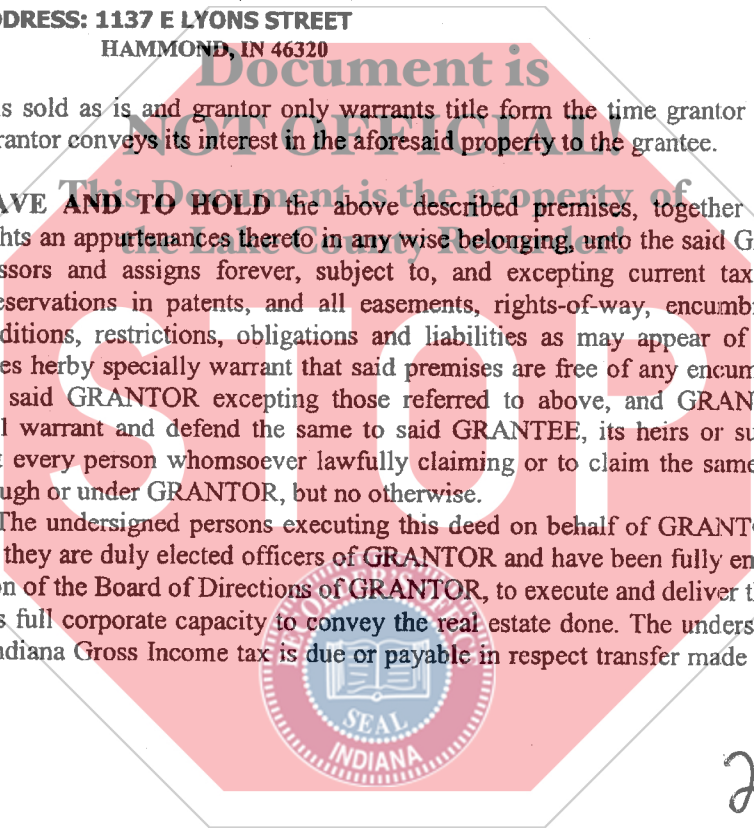
44# 26-35-0060-0011

**PROPERTY ADDRESS: 1137 E LYONS STREET
HAMMOND, IN 46320**

This property is sold as is and grantor 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 and 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.



2100
1192634
007195
y

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

MAY 31 2007

**PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR**

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

BY: HSBC BANK USA

By: [Signature]
Signature Sara Waite

Its: LSO
Position

(AFFIX SEAL)

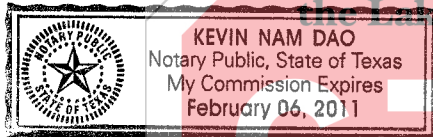
Witness: [Signature]

STATE OF Texas
COUNTY OF Dallas

§
§ to wit:
§

BEFORE ME, the undersigned authority, on this day personally appeared: Sara Waite, LSO, 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.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 3 day of April, 2007.



Notary Public in and for the State of Texas
My Commission Expires: 2-6-11
Kevin Nam Dao

AFTER RECORDING, RETURN TO:
Transcontinental Title Company
4033 Tampa Road #101
Oldsmar, Florida 34677
Attn: Ray Hundley # _____

Prepared By
TRANSCONTINENTAL TITLE CO
2605 ENTERPRISE ROAD EAST
CLEARWATER, FL 33759
I affirm under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless require by law.

PREPARED BY:
ELIZABETH KENIG



EXHIBIT "A"

10-00912301

**LOT 11, BLOCK 8, MAYWOOD ADDITION TO HAMMOND, AS
SHOWN IN PLAT BOOK 11, PAGE 32A, IN LAKE COUNTY,
INDIANA.**

