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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2009 021172

2009 APR -1 PM 3:19

SPECIAL WARRANTY DEED  
(INDIANA)

MICHAEL A. BROWN  
Recorder to:  
RESOURCE TITLE OF CINCINNATI  
375 Giensprings Dr., #105  
Cincinnati, Ohio 45246 I 3313

THE GRANTOR, INDYMAC FEDERAL BANK, F.S.B., IN CONSERVATORSHIP, WHOSE MAILING ADDRESS IS 7700 WEST PARMER LANE BLDG. D, AUSTIN, TEXAS 78729 FOR AND IN CONSIDERATION OF THIRTY SEVEN THOUSAND AND 00/100 DOLLARS (\$37,000.00) AND OTHER GOOD AND VALUABLE CONSIDERATION IN HAND PAID, DOES REMISE, RELEASE AND CONVEY TO THE GRANTEE, JEFFREY L. SADLOWSKI, WHOSE MAILING ADDRESS IS 2525 W 47th Ave. OF Gary, LAKE COUNTY, INDIANA, ALL INTEREST IN THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF MARION, STATE OF INDIANA, TO WIT:



SEE ATTACHED LEGAL DESCRIPTION

COMMONLY KNOWN AS: 933 175<sup>TH</sup> PLACE, HAMMOND, INDIANA 46324  
TAX ID NUMBER: 45-07-18-153-011.000-023

PRIOR DEED:

TOGETHER WITH ALL THE ESTATE, RIGHT, TITLE, INTEREST, CLAIM OR DEMAND WHATSOEVER, OF THE GRANTOR, EITHER IN LAW OR EQUITY, OF, IN AND TO THE ABOVE DESCRIBED PREMISES, WITH THE HEREDITAMENTS AND APPURTENANCES; TO HAVE AND TO HOLD THE SAID PREMISES AS ABOVE DESCRIBED, WITH THE APPURTENANCES, UNTO THE GRANTEE, THEIR HEIRS AND ASSIGNS FOREVER.

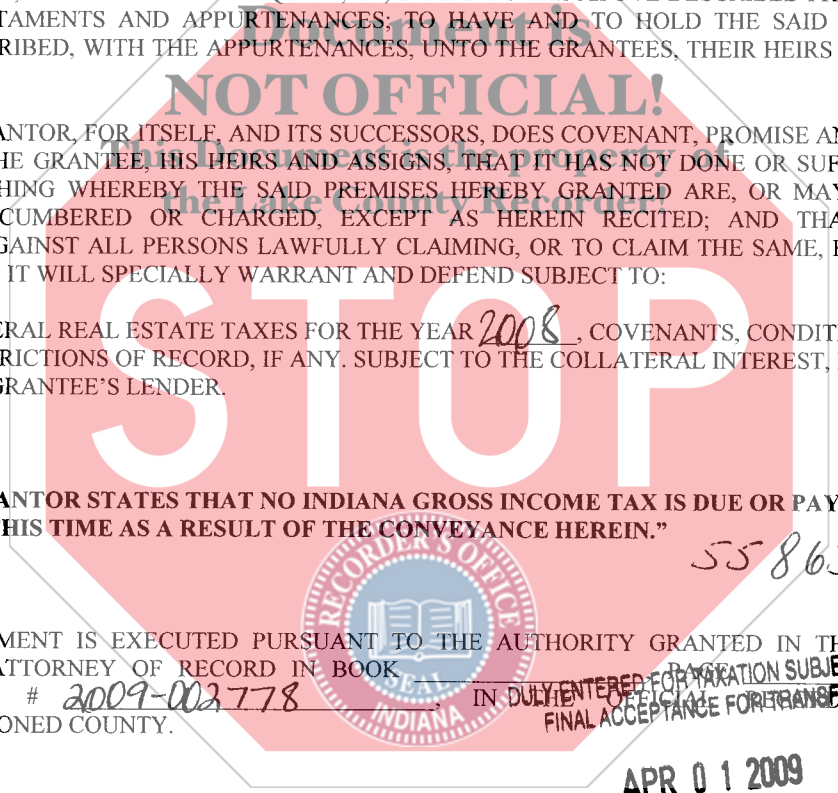
AND THE GRANTOR, FOR ITSELF, AND ITS SUCCESSORS, DOES COVENANT, PROMISE AND AGREE, TO AND WITH THE GRANTEE, HIS HEIRS AND ASSIGNS, THAT IT HAS NOT DONE OR SUFFERED TO BE DONE, ANYTHING WHEREBY THE SAID PREMISES HEREBY GRANTED ARE, OR MAY BE, IN ANY MANNER ENCUMBERED OR CHARGED, EXCEPT AS HEREIN RECITED; AND THAT THE SAID PREMISES, AGAINST ALL PERSONS LAWFULLY CLAIMING, OR TO CLAIM THE SAME, BY, THROUGH OR UNDER IT, IT WILL SPECIALLY WARRANT AND DEFEND SUBJECT TO:

GENERAL REAL ESTATE TAXES FOR THE YEAR 2008, COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD, IF ANY. SUBJECT TO THE COLLATERAL INTEREST, IF ANY, OF THE GRANTEE'S LENDER.

"GRANTOR STATES THAT NO INDIANA GROSS INCOME TAX IS DUE OR PAYABLE AT THIS TIME AS A RESULT OF THE CONVEYANCE HEREIN."

5586340

THIS INSTRUMENT IS EXECUTED PURSUANT TO THE AUTHORITY GRANTED IN THAT CERTAIN POWER OF ATTORNEY OF RECORD IN BOOK \_\_\_\_\_, OR INSTRUMENT # 2009-002778, IN DULY ENTERED FOR RECORD IN BOOK \_\_\_\_\_, OR \_\_\_\_\_ OF THE AFOREMENTIONED COUNTY. FINAL ACCEPTANCE FOR TRANSFER



APR 01 2009

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

004453

Handwritten notes: \$20, CA, 6808889, CA

IN WITNESS WHEREOF, SAID GRANTOR HAS CAUSED ITS SEAL TO BE AFFIXED AND ITS NAME TO BE SIGNED BY ITS vice president ON THE 10 DAY OF March, 2009.

**INDYMAC FEDERAL BANK, FSB, IN CONSERVATORSHIP**

BY: [Signature]

Printed: Tim Beadnell, VP

Title: **ATTORNEY IN FACT**

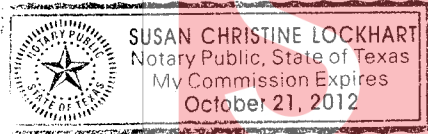
**ACKNOWLEDGEMENT:**

STATE OF Texas

COUNTY OF Williamson

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT Tim Beadnell, VP PERSONALLY KNOWN TO ME AS THE ATTORNEY IN FACT FOR INDYMAC FEDERAL BANK, FSB, IN CONSERVATORSHIP, AND PERSONALLY KNOWN TO ME TO BE THE PERSON(S) WHOSE NAME(S) IS SUBSCRIBED TO THE FOREGOING DEED APPEARED BEFORE ME THIS DAY IN PERSON AND SEVERALLY ACKNOWLEDGED THAT HE/SHE SIGNED, SEALED AND DELIVERED THE SAID DEED PURSUANT TO AUTHORITY GIVEN BY THE BOARD OF DIRECTORS OF SAID CORPORATION, AS THEIR FREE AND VOLUNTARY ACT, AND AS THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION, FOR THE USE AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND SEAL, THIS 10 DAY OF March, 2009.



[Signature]  
NOTARY PUBLIC

PREPARED BY: IN REM REO SERVICES, INC. BY ITS ATTORNEYS BOIKO & OSIMANI, P.C., ATTORNEYS AT LAW, RONALD S. OSIMANI, 3447 N. LINCOLN AVENUE, 1<sup>ST</sup> FLOOR, CHICAGO, IL 60657, TELEPHONE (773) 296-6100

MAIL FUTURE TAX BILLS TO: 2525 W. 47<sup>th</sup> Ave., Gary, IN 46408  
AFTER RECORDING RETURN TO RESOURCE TITLE



**Legal Description**  
For File: **13313**

Property Address: 933 175th Place Hammond, IN 46324

Situated in the County of Lake, in the State of Indiana:

The East 15 feet of Lot 5 and all of Lot 6 in Block 9, Calumet Highlands in the City of Hammond, as shown in Plat Book 18, Page 23, in Lake County, Indiana.

Be the same more or less, but subject to all legal highways.

I affirm, under penalties for perjury, that I have taken reasonable care, to redact each Social Security number in this document, unless required by law.

**Document is NOT OFFICIAL!**

*Dayna L. Patrick*

**This Document is the property of the Lake County Recorder!**

**STOP**

