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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2009 022737

2009 APR - 8 PM 1:36

MICHAEL A. BROWN  
RECORDER

**Mail Tax Statements:**

RBM Redevelopment LLC

Mailing Address: 100 Chaudoin Dr.  
Angola IN 46703

Parcel #: 45-08-28-403-018.000-004

**Grantee's Address:**

100 Chaudoin Dr.  
Angola IN 46703

**SPECIAL WARRANTY DEED**

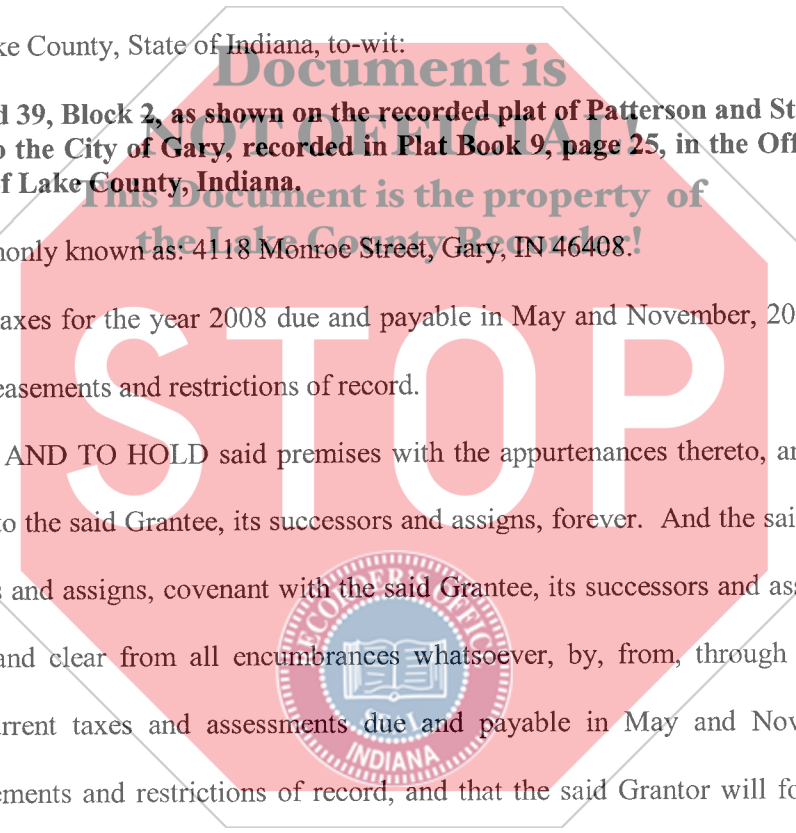
KNOW ALL MEN BY THESE PRESENTS: That Federal National Mortgage Association, as hereinafter referred to as "Grantor", for the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey to RBM Redevelopment LLC, hereinafter referred to as "Grantee", the following described real estate located in Lake County, State of Indiana, to-wit:

**Lots 38 and 39, Block 2, as shown on the recorded plat of Patterson and Stouts First Addition to the City of Gary, recorded in Plat Book 9, page 25, in the Office of the Recorder of Lake County, Indiana.**

More commonly known as: 4118 Monroe Street, Gary, IN 46408!

Subject to taxes for the year 2008 due and payable in May and November, 2009, and thereafter, and subject also to easements and restrictions of record.

TO HAVE AND TO HOLD said premises with the appurtenances thereto, and all rents, issues and profits thereof to the said Grantee, its successors and assigns, forever. And the said Grantor does for itself, its successors and assigns, covenant with the said Grantee, its successors and assigns, that the said premises are free and clear from all encumbrances whatsoever, by, from, through or under the said Grantor, except current taxes and assessments due and payable in May and November, 2009 and thereafter, and easements and restrictions of record, and that the said Grantor will forever warrant and



**002513**

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

APR - 7 2009

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

✓ #69760  
22<sup>00</sup>  
PB

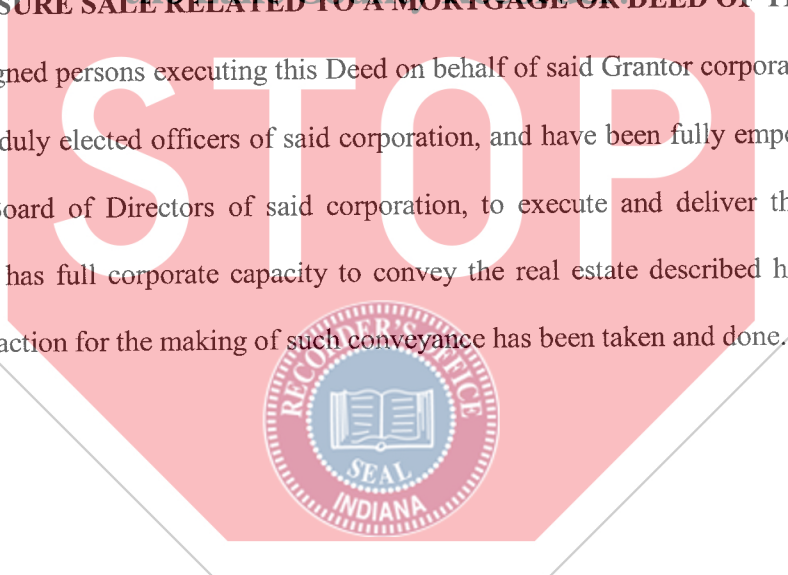
defend the same, with the appurtenances thereunto belonging, unto said Grantee, its successors and assigns, against the lawful claims of all persons claiming by, from, through or under the said Grantor, except as stated above.

And the said Grantor certifies, under oath, that no Gross Income Tax is due and owing to the State of Indiana, by reason of this transaction.

**DEED RESTRICTION:**


**GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE GREATER THAN \$16,800.00 FOR A PERIOD OF THREE (3) MONTHS FROM THE DATE OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$16,800.00 FOR A PERIOD OF THREE (3) MONTHS FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE. THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.**

The undersigned persons executing this Deed on behalf of said Grantor corporation represent and certify that they are duly elected officers of said corporation, and have been fully empowered, by proper Resolution of the Board of Directors of said corporation, to execute and deliver this Deed; that the Grantor corporation has full corporate capacity to convey the real estate described herein, and that all necessary corporate action for the making of such conveyance has been taken and done.



IN WITNESS WHEREOF, the said Federal National Mortgage Association has caused this deed to be executed this 26<sup>th</sup> day of March, 2009.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By:   
SIGNATURE

Michael Ghosh Atty. No. 22033-49  
PRINTED

Attorney in Fact for Federal National Mortgage Association  
TITLE

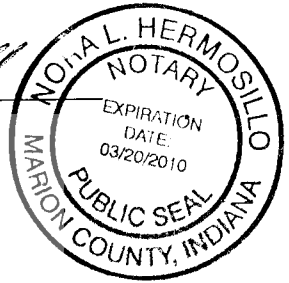


STATE OF Indiana )  
COUNTY OF Marion ) SS

Before me, a Notary Public in and for said County and State, personally appeared Michael Ghosh of Feiwell & Hannoy, P.C. as POA for Federal National Mortgage Association, who acknowledged the execution of the foregoing Special Warranty Deed, and who, having been duly sworn, stated that the representations therein contained are true and correct, to the best of his knowledge, information and belief.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal this 26<sup>th</sup> day of March, 2009.

Mora Hermosillo  
Notary Public



My Commission Expires: \_\_\_\_\_

My County of Residence: \_\_\_\_\_

**Document is NOT OFFICIAL!**

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

This instrument prepared by Michael Ghosh, Attorney at Law. I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

[Signature]  
MICHAEL GHOSH

Return original deed to Statewide Title Company, Inc. Escrow Dept. 6525 East 82nd Street, Suite 110, Indianapolis, IN 46250. (09003769-F)

