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2009 025991

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2009 APR 23 AM 9:24

MICHAEL A. BROWN  
RECORDER

RETURN TO:

Grantee's Address and Mail Tax Statements to:

PG 1304 2467 - 6100 Hemlock Ave  
GARY, IN 46403

Property Address:  
6100 Hemlock Avenue  
Gary, IN 46403

Tax ID No. 45-05-31-426-010.000-004

**SPECIAL WARRANTY DEED**

**THIS INDENTURE WITNESSETH THAT**

Wells Fargo Bank, N.A.

**CONVEY(S) AND WARRANT(S) TO**

Janet Wagner, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Lake County, in the State of Indiana, to wit:

Lots Numbered Seventeen (17) and Sixteen (16), except the East 15 feet thereof, Block 3, and the South 8 feet of vacated alley adjoining said Lots, George H. Wilson's Second Subdivision, in the City of Gary, as shown in Plat Book 13, page 32, Lake County, Indiana.

Subject to taxes for the year 2008, due and payable in 2009, and taxes for all subsequent years.

Subject to covenants, restrictions and easements of record.

It is understood and agreed by the parties hereto that the title to the real estate herein conveyed is warranted only insofar as it might be affected by any act of the grantor during the grantor's ownership thereof and not otherwise.

This instrument is being executed under the authority granted by a Power of Attorney dated \_\_\_\_\_, and recorded as Instrument No. \_\_\_\_\_ in the Office of the Recorder of \_\_\_\_\_ County, Indiana.

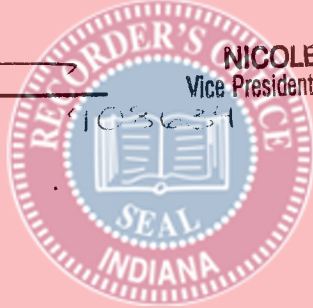
The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly authorized to act for the Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity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

IN WITNESS WHEREOF, the Grantor has executed this deed this 25 day of MARCH, 2009.

Wells Fargo Bank, N.A.

By: \_\_\_\_\_

NICOLE ROBINSON  
Vice President Loan Documentation



18<sup>th</sup>  
MT  
RM

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

APR 23 2009

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

003080

NICOLE ROBINSON  
Vice President Loan Documentation

State of Iowa, County of Polk ss:

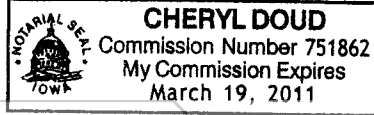
Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named NICOLE ROBINSON who acknowledged the execution of the foregoing Deed and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS, my hand and Seal this 25 day of March, 2009

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

[Signature]  
Signature of Notary Public

Printed Name of Notary Public \_\_\_\_\_



Notary Public County and State of Residence \_\_\_\_\_

This instrument was prepared by: Andrew R. Drake, Attorney-at-Law  
11711 N. Pennsylvania St., Suite 110, Carmel, IN 46032-4559  
908634REO

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.

[Name] [Signature]

NOTE: The individual's name in affirmation statement may be typed or printed.

