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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

File No. 8070144

2009 028559

2009 MAY -1 PM 3: 28

MICHAEL A. BROWN
RECORDER

SPECIAL WARRANTY DEED

This Indenture Witnesseth, That HSBC Bank USA, N.A. as Trustee on behalf of ACE Securities Corp. Home Equity Loan Trust and for the Registered Holders of ACE Securities Corp. Home Equity Loan Trust Series 2006-SD1, asset backed pass through certificates (Grantor), a corporation organized and existing under the laws of the State of Florida BARGAINS, SELLS AND CONVEYS to James Lipkowski (Grantee) of Lake County in the State of Indiana, for the sum of Ten & 00/100 Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

See Attached Exhibit A

45-08-05-253-008,000-004

Subject to any and all easements, agreements, and restrictions of record. The address of such real estate is commonly known as:

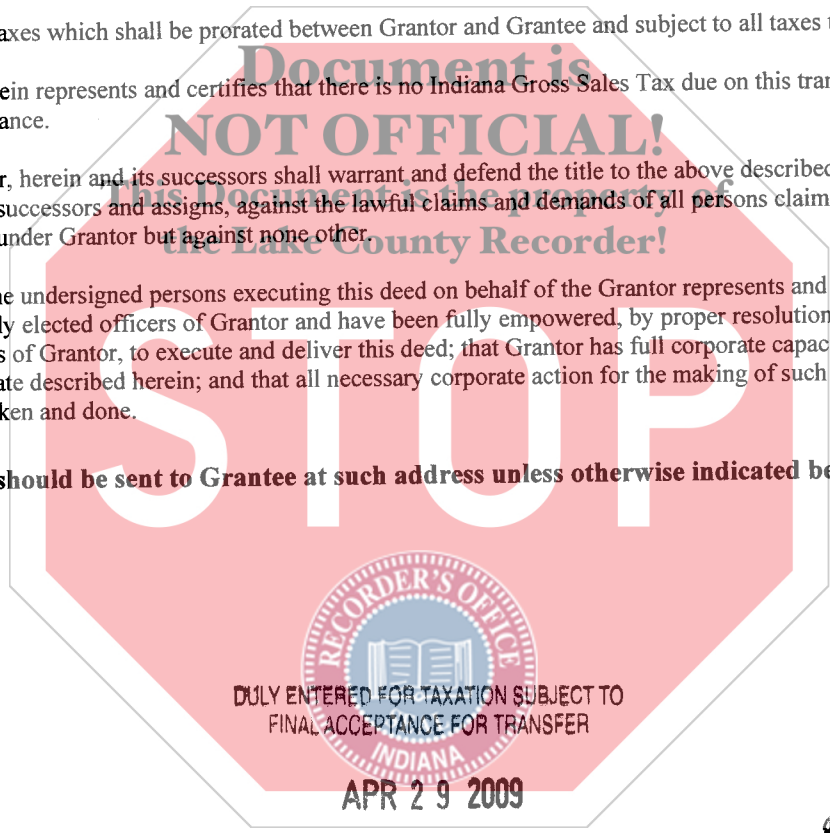
Subject to taxes which shall be prorated between Grantor and Grantee and subject to all taxes thereafter

Grantor herein represents and certifies that there is no Indiana Gross Sales Tax due on this transfer made by this conveyance.

The Grantor, herein and its successors shall warrant and defend the title to the above described real estate to Grantee, its successors and assigns, against the lawful claims and demands of all persons claiming by, through or under Grantor but against none other.

The undersigned persons executing this deed on behalf of the Grantor represents and certifies 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 described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

Tax bills should be sent to Grantee at such address unless otherwise indicated below.



PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

003272

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29480

PB

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PER POWER OF ATTORNEY
RECORDED AT INSTRUMENT

2009-028558

In Witness Whereof, Grantor has executed this deed this 24 day of March, 2009

HSBC Bank USA, N.A. as Trustee on behalf of ACE Securities Corp. Home Equity Loan Trust and for the Registered Holders of ACE Securities Corp. Home Equity Loan Trust Series 2006-SD1, asset backed pass through certificates by Ocwen Loan Servicing, LLC, as Attorney in Fact



[Signature]
KEITH CHAPMAN
Closing Manager

Printed and Office

STATE OF FL)
COUNTY OF Orange) ACKNOWLEDGEMENT

Before me, a Notary Public in and for the said County and State, personally appeared the Closing Manager Keith Chapman of Ocwen Loan Servicing, LLC as Attorney in Fact for HSBC Bank USA, N.A. as Trustee who acknowledged the foregoing Special Warranty Deed, and who, having been duly sworn, states that any representations therein contained were true.

Witness my hand and notarial seal this 24 day of March, 2009.

My Commission Expires:

Signature

[Signature]

My County of Residence:

Printed

A R Hunter

This instrument was prepared by Dean Lopez, Attorney at Law - 155 E. Market #850, Indianapolis, In 46204

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. By: [Signature]

Return to: SECURITY TITLE SERVICES, LLC

Send Tax Bills to:

5104 S. Merrimac Chicago IL 60638

Grantee's Mailing Address:

5104 S Merrimac Chicago IL 60638

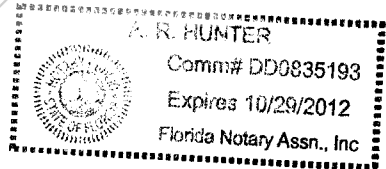


EXHIBIT A – LEGAL DESCRIPTION

Lot 10, and the South 9 feet of Lot 11, in Block 29, in Gary Land Company's Fourth Subdivision, in the City of Gary, as per plat thereof, recorded in Plat Book 14, page 15, in the Office of the Recorder of Lake County, Indiana.

(lot size 39x125)

