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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2009 060334

2009 SEP -1 AM 10:11

MICHAEL A. BROWN  
RECORDER

**SPECIAL WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS:**

Southstar IV, LLC, Grantor, whose address is: c/ o Wilshire Credit, 14325 Millikan Way, Suite 200, Beaverton, OR 97005, for a valuable consideration, the receipt of which is hereby acknowledged, grants with Limited Warranty Covenants to:

Clifford G. Pellegrini, <sup>\*</sup>Grantee, whose address is: 6633 Forest Ave, Gary, IN 46403  
<sup>\*</sup>married

Whose tax mailing address is: 6633 Forest Ave, Gary, IN 46403

The following real property:

*Situated in Lake County and in the State of Indiana:*

*Lot 28, except the West 2 feet thereof, Georgia Heights Manor, in the City of Gary, as per plat thereof, recorded in Plat Book 34, page 15, in the Office of the Recorder of Lake County, Indiana.*

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

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

Permanent Parcel No(s):  
Property Address:

45-08-34-454-009.000-004  
927 East 52nd Avenue  
Gary, IN 46410

**Return to:**  
**RESOURCE TITLE OF CINCINNATI**

375 Giersprings Dr., #105  
Cincinnati, Ohio 45246 I 3560

Prior Instrument references:

2009 010305

The grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under grantor and none other.

Subject to easements and restrictions of record, applicable zoning and taxes and assessments payable after delivery of this deed.

For the sum of: ~~\$31,500.00~~ \$21,500.00

Grantor states that no Indiana gross income tax is due or payable at this time as a result of the conveyance herein.

It is herein recited that this deed is executed by \_\_\_\_\_, as attorney-in-fact for \_\_\_\_\_, pursuant to a power of attorney dated \_\_\_\_\_, and recorded as \_\_\_\_\_ in Miscellaneous Record \_\_\_\_\_, page \_\_\_\_\_, of the official records of \_\_\_\_\_ County, Indiana.

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

AUG 23 2009

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

✓ #6829059

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AB

015177

Executed by:

Southstar IV, LLC, by its sole member Southstar Holding Corp., by Barbara Smith its duly elected Vice President, on this 17 day of July, 2009

*Barbara Smith*

By:

Print names below signatures

State of OR )  
 )SS

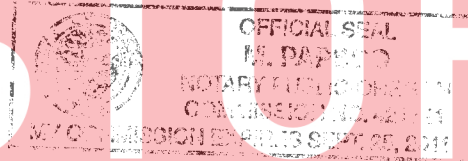
County of Washington

The foregoing instrument was acknowledged before me this 17 day of July, 2009 by \_\_\_\_\_

Document is NOT OFFICIAL!  
This Document is the property of the Lake County Notary Public  
Notary Public M. Pappas  
My commission expires 9-25-11

This instrument was prepared by:

\*R. John Wray  
7100 E. Pleasant Valley Road  
Suite 100  
Independence, OH 44131  
216-520-0050  
File # 13560  
\*Licensed Indiana Attorney



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 (Misty Lohm).

Print name:

