

LAKE COUNTY
CLERK OF RECORD

2010 004220

2010 JAN 22 AM 11:09

CAPITAL GAINS
ACTING CLERK

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Mail Tax Statements:

EPM Properties
Mailing Address: 141 Matheson St.
Dyer, Ind. 46311

Grantee's Address:

141 Matheson St
Dyer, IN 46311

Parcel #: 45-08-33-105-018.000-004

SPECIAL WARRANTY DEED

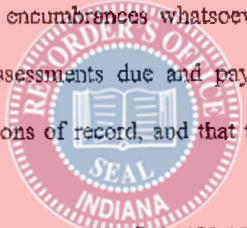
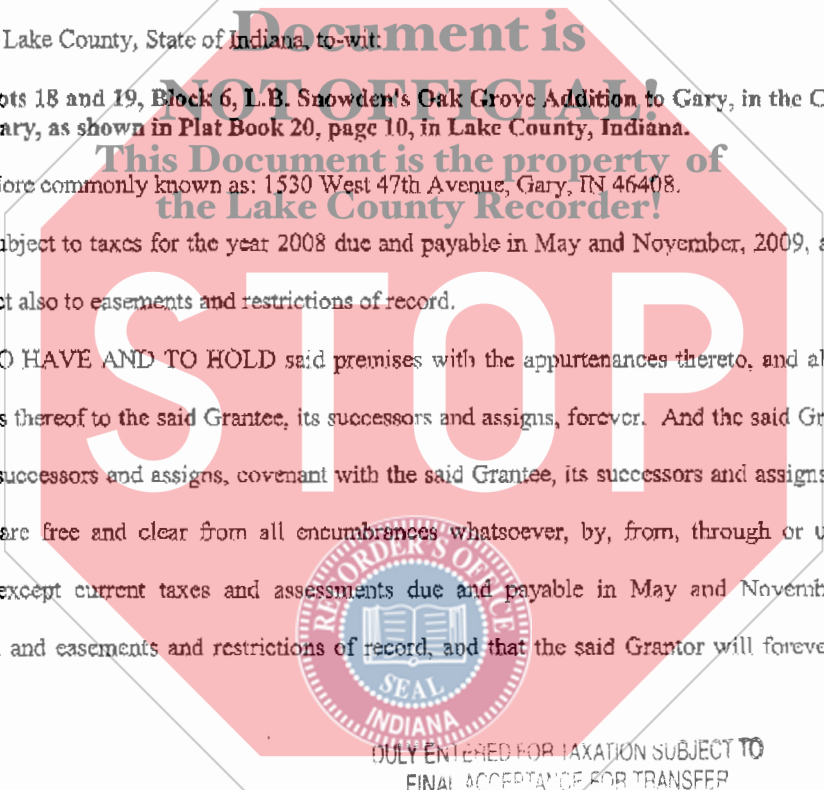
KNOW ALL MEN BY THESE PRESENTS: That Federal Home Loan Mortgage Corporation, as hereinafter referred to as "Grantor", for the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey to EPM Properties,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

Lots 18 and 19, Block 6, L.B. Snowden's Oak Grove Addition to Gary, in the City of Gary, as shown in Plat Book 20, page 10, in Lake County, Indiana.

More commonly known as: 1530 West 47th Avenue, 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



DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JAN 22 2010

PEGGY HOLLINGA KATONA
LAKE COUNTY AUDITOR

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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.

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 Home Loan Mortgage Corporation, has caused this deed to be executed this 15 day of January 2010.

FEDERAL HOME LOAN MORTGAGE CORPORATION

SIGNATURE

By Michael Ghosh, Attorney for Feiwell & Harnoy, P.C. for
Federal Home Loan Mortgage Corporation by POA recorded
February 9, 2004 as Instrument No. 2004-011215

MICHAEL GHOSH
PRINTED

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 Home Loan Mortgage Corporation, 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 15
day of January, 2010.

[Signature]
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. (09015648)

