

2

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2010 060714

2010 OCT 19 AM 10:19

MICHELLE B. FAJMAN  
RECORDER

**SPECIAL CORPORATE WARRANTY DEED WITH RESTRAINT ON ALIENATION**

THIS INDENTURE WITNESSETH, that FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION (hereinafter referred to as "Grantor"), a corporation organized and existing under the laws of the United States of America, for the sum of Forty Nine Thousand Dollars (\$49,000.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEYS and SPECIALLY WARRANTS unto ALFREDO DE ANDA, (hereinafter referred to as "Grantee") of Lake County, in the State of Indiana, the following described real estate, to-wit:

Lot Twenty-One (21) in Block Three (3) in Lincoln Gardens, as per plat thereof, recorded in Plat Book 33 page 100 in the Office of the Recorder of Lake County, Indiana.

And commonly known as: 3660 West 80th Avenue, Merrillville, IN 46410

SUBJECT, HOWEVER, to the lien for all taxes and assessments not delinquent; roadways, rights-of-way, easements, covenants, restrictions and other matters of record.

(hereinafter collectively and singularly referred to as the "Property").

**RESTRAINT ON ALIENATION:** This Deed of transfer is subject to the following restrictions:

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$58,800.00 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 \$58,800.00 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.

Grantor hereby SPECIALLY WARRANTS only that no defects in the title to the Property were created by, through or under Grantor, except as set forth above, and Grantor will defend the same against the lawful claims and demands of all persons claiming by, through, or under Grantor, except as set forth above.

Grantor hereby certifies that there is no Indiana gross income tax due at this time as a result of this conveyance of the Property.

IN WITNESS WHEREOF, the undersigned has executed this Warranty Deed this 20<sup>th</sup> day of September 2010.

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION:  
BY: DOYLE LEGAL CORPORATION, P.C. WITH POWER OF ATTORNEY

By: \_\_\_\_\_  
Printed: James L. Shoemaker  
Title: Attorney

Power of Attorney recorded as Instrument No. 2009000753 in the Lake County Recorder's Office

029935

AMOUNT \$ 18<sup>00</sup>  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 57023  
OVERAGE 1<sup>00</sup>  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK RA

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

OCT 18 2010

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

E

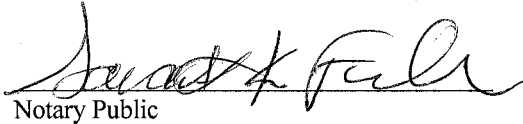
STATE OF INDIANA )  
 ) SS:  
COUNTY OF MARION )

Before me, a Notary Public in and for said County and State on this day personally appeared James L. Shoemaker, Attorney of DOYLE LEGAL CORPORATION, P.C., by Power of Attorney for Fannie Mae a/k/a Federal National Mortgage Association and acknowledged that he/she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 30<sup>th</sup> day of September 2010.

My Commission Expires:

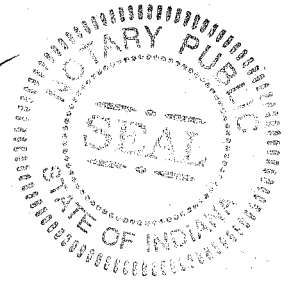
May 10, 2017

  
Notary Public

My County of Residence:

Marion

Samantha K. Fuller  
Printed Name



Return Recorded Deed To:

Total Title, LLC  
41 E. Washington St, Suite 400  
Indianapolis, Indiana 46204

Send Tax Statements To:

32 Wild Wood Road  
Hammond, IN  
46324

Grantee's Mailing Address:

32 Wild Wood Road  
Hammond, IN  
46324

This instrument prepared by Craig D. Doyle, Attorney at Law, DOYLE LEGAL CORPORATION, P.C., 41 E Washington St, Suite 400, 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. CRAIG D. DOYLE.