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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2011 016187

2011 MAR 16 10 53 AM

MICHAEL J. ...  
RECORDER

State of Indiana

FHA Case No.: 151-667480-NW

**SPECIAL WARRANTY DEED**

THIS INDENTURE WITNESSETH: Secretary of Housing and Urban Development of Washington, D.C., or his successors, party of the first part, and his/her/their heirs and assigns, party(ies) of the second part (hereinafter called "Grantor"), conveys and specially warrants against all persons claiming by, through, or under him to **GERALD KRETZ** (hereinafter called "Grantee") for and in consideration of Ten Dollars (\$10.00) and other valuable considerations, the receipt thereof is hereby acknowledged, the following described real estate in the State of Indiana, County of LAKE to-wit:

**LEGAL DESCRIPTION**

A certain tract or parcel of land in Lake County in the State of Indiana and described as follows:

PART OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 34 NORTH, RANGE 7 WEST OF THE SECOND PRINCIPAL MERIDIAN, DESCRIBED AS: BEGINNING AT CENTER LINE OF DITCH ON ROAD "S" FROM LEROY; RUNNING THENCE SOUTH 191 FEET ON THE CENTER LINE OF SAID ROAD (MAIN STREET), THENCE WEST 165 FEET; THENCE NORTH 232 FEET TO THE CENTER LINE OF SAID DITCH (TILE); THENCE SOUTHEASTERLY ALONG THE CENTERLINE OF SAID DITCH TO THE PLACE OF BEGINNING, ALL IN LAKE COUNTY, INDIANA.

Parcel Number: 45-17-31-176-003.000-044 AND 45-17-31-176-004.000-044

Property Address: 14356 Elkhart Street, Leroy, Indiana 46355

Tax Mailing Address: 14356 Elkhart Street, Leroy, Indiana 46355

Grantee Address: 14356 Elkhart Street, Leroy, Indiana 46355

THIS DEED IS NOT TO BE EFFECTIVE UNTIL **MARCH 7, 2011**

BEING the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

SUBJECT to all covenants, restrictions, reservations, easements, conditions and rights appearing of record; and SUBJECT to any state of facts an accurate survey would show.

GRANTOR certifies that he acts in his capacity as agent for the United States of America and that no Gross Income Tax is due or payable in respect to any transfer made by this deed.

The undersigned has set his hand and seal as the authorized agent for and on behalf of the said Secretary of Housing and Urban Development under authority and by virtue of the delegation of authority published at 70 FR 43171 (July 26, 2005).

JULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

**051584**

BUYER(S) ACKNOWLEDGEMENT:

MAR 16 2011

Gerald Kretz  
GERALD KRETZ

PEGGY HOLINGAKATON  
LAKE COUNTY AUDITOR

AMOUNT \$ 10.00

CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 17287  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON - COM \_\_\_\_\_  
CLERK RM

Ⓚ

Secretary of Housing and Urban Development

By: [Signature]  
Sign  
George S. Wade II  
Print

Title: Designated Signatory for  
Ofori and Associates,  
HUD's Asset Management Company

STATE OF GA  
COUNTY OF Fulton



Before me, the undersigned, a Notary Public in and for said county and state, personally appeared George S. Wade II, a Designated Signatory for Ofori and Associates and Authorized Agent for the Secretary of Housing & Urban Development of Washington, D.C., and the person who executed the foregoing instrument bearing the date of 3/7/11 by virtue of the authority vested in him/her by the delegation of authority published at 70 FR 43171 (July 26, 2005), and acknowledged that he/she executed the foregoing instrument for and on behalf of the Secretary of Housing and Urban Development.

WITNESS my hand and official seal, this 3 day of March, 2011.

(OFFICIAL SEAL)

[Signature]  
NOTARY PUBLIC



My Commission Expires: 11/8/14  
County of Residence: Faulkner

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.  
*Jeffrey R. Slaughter, Attorney at Law, 8310 Allison Pointe Boulevard, Suite 204, Indianapolis, Indiana 46250*

This instrument was prepared by:  
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