

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2011 042602

2011 AUG -9 AM 10:31

MICHAEL J. TARMAN
RECORDER

Mail Tax Statements:

Christopher T. Walla

Mailing Address:

757 West Division Road
Crown Point IN 46307

Grantee's Address:

757 West Division Road
Crown Point IN 46307

Parcel #: 45-12-15-101-005.000-030

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 Christopher T. Walla, hereinafter referred to as "Grantee", the following described real estate located in Lake County, State of Indiana, to-wit:

Part of the Northwest 1/4 of the Northwest 1/4 of Section 15, Township 35 North, Range 8 West of the 2nd Principal Meridian, in Lake County, Indiana, described as follows: Commencing at a point 320.48 feet South of the Northwest corner of said 1/4 1/4 Section; thence running East 330 feet to a point; thence running South 60 feet to a point; thence running West 330 feet to a point; thence running North 60 feet to the place of beginning, except the East 30 feet thereof. Also Excepting that part deed to the State of Indiana recorded January 31, 2001 as Document No. 2001-007046, described as follows: A part of the Northeast Quarter of the Northwest Quarter of Section 15, Township 35 North, Range 8 West, Lake County, Indiana, and being that part of the Grantor's land lying within the right-of-way lines depicted on the attached rights-of-way parcel plat marked Exhibit "B", described as follows: Beginning at a point on the West line of said Section South 0 degrees 10 minutes 49 seconds East 97.682 meters (320.48 feet) from the Northwest corner of said Section, designated at point "2" on the said plat, which point of beginning is the Northwest corner of the Grantor's land; thence South 89 degrees 55 minutes 31 Seconds East 18.091 meters (59.35 feet) along the North line of Grantor's land; thence South 0 degrees 14 minutes 00 seconds East 18.288 meters (60.00 feet) to the South line of the Grantor's land; thence North 89 degrees 55 minutes 31 seconds West 18.108 meters (59.41 feet) along the South line to the West line of said Section; thence North 0 degrees 10 minutes 49 seconds West 18.288 meters (60.00 feet) along said west line to the point of beginning and containing 0.0331 hectares (0.082 acres) more or less, inclusive of the presently existing right-of-way which

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AUG 08 2011

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

054655

AMOUNT \$ 22.00
CASH _____ CHARGE _____
CHECK # 145675
OVERAGE 1.00
COPY _____
NON-COM _____
CLERK LR
E

contains 9.0223 hectares (0.055 acres) more or less, for the net additional taking of 0.0108 hectares (0.027 acres) more or less.

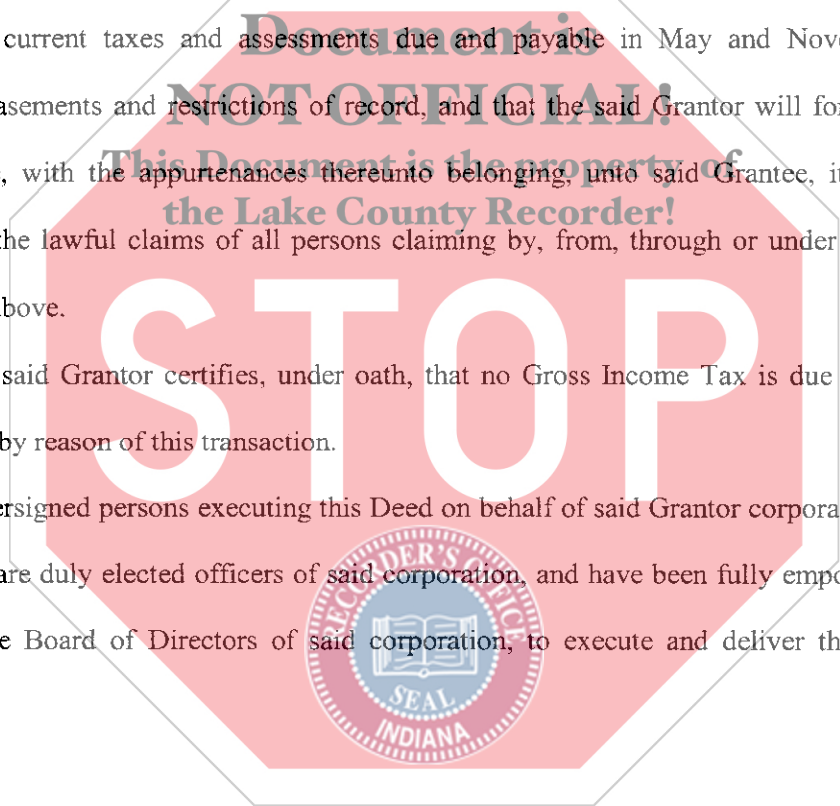
More commonly known as: 6925 Broadway, Merrillville, IN 46410.

Subject to taxes for the year 2010 due and payable in May and November, 2011, 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, 2011 and thereafter, and easements and restrictions of record, and that the said Grantor will forever warrant and 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 1st day of August, 2011.

FEDERAL HOME LOAN MORTGAGE CORPORATION



SIGNATURE

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

**Document is
NOT OFFICIAL!**
MICHAEL GHOSH
PRINTED

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

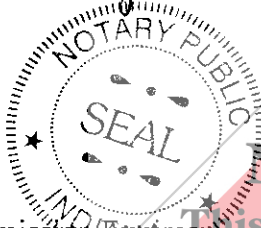
STOP



STATE OF IN)
) SS
COUNTY OF Marion)

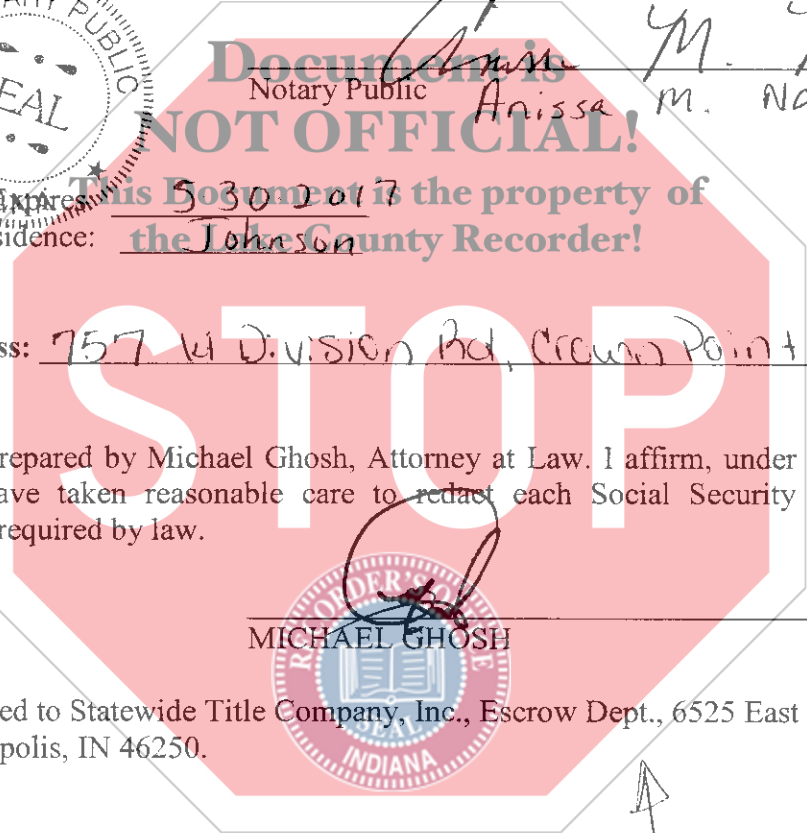
Before me, a Notary Public in and for said County and State, personally appeared Michael Ghosh of Feiwell & Hannoy, P.C. as POA for Federal Home Loan Mortgage Corporation, who acknowledged the execution of the foregoing Special Warranty Deed, and who, having been duly sworn, stated that the representations 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 1st day of August, 2011.



Anissa M. Nasby
Notary Public
Anissa M. Nasby

My Commission Expires: 5/30/2017
My County of Residence: Johnson



Grantee's Address: 757 W. Division Rd, Crown Point IN 46307

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.

Michael Ghosh
MICHAEL GHOSH

Return original deed to Statewide Title Company, Inc., Escrow Dept., 6525 East 82nd Street, Suite 110, Indianapolis, IN 46250. (11005268)

