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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2012 041359

2012 JUN 22 AM 9:42

MICHELLE L. FAJMAN
RECORDER

DEED IN LIEU OF FORECLOSURE

THIS DEED OF CONVEYANCE made and entered into this 26 day of September, 2011, by and between:

OLANREWAJU SANUTH
4572 Pierce St.,
Gary, IN 46408
Party of the First Part; (GRANTOR)

AND

STONECREST INCOME AND OPPORTUNITY FUND, I, LLC
4300 Stevens Creek Blvd. #275
San Jose, CA 95129
Party of the Second Part; (GRANTEE)

WITNESSETH:

WHEREAS, the parties hereto do acknowledge that the parties of the First Part herein, **OLANREWAJU SANUTH**, are now in default under the terms of a note executed on the 24th day of May, 2007, and secured by a mortgage of even date recorded on the 9th day of August, 2007, instrument # 2007064840, in the original amount of \$69,750.00 (which was then assigned to **The CIT Group/Consumer Finance, Inc.**, by **Assignment of Mortgage recorded on 08/26/08 as instrument #2008060550**, which was then assigned **Stonecrest Income And Opportunity Fund, I, LLC** by **Assignment of Mortgage recorded on 4/25/12 as instrument #**) in the Office of the Lake County Recorder of Deeds; and **#2012027563**

WHEREAS, the Parties of the First part have consented and agreed that in order to avoid an action to foreclose upon the real estate more particularly described hereinbelow, **OLANREWAJU SANUTH**, have executed and delivered this Deed in Lieu of Foreclosure to the party of the second part. Parties of the First Part are releasing and Quit-Claiming any right of redemption. Parties of the Second Part are accepting this as a full satisfaction of the debt owed by Parties of the First Part, and this shall act as a merger and release of their Mortgage.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUN 21 2012

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

24064

CRK#
7745

#22

CR

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NOW, THEREFORE, for and in consideration of the above and foregoing, the Parties of the First part do hereby grant, bargain, sell and convey unto the party of the second part, its successors and assigns forever, in fee simple, the following described real estate, situated in Lake County, Indiana, and described as follows:

See Attached "Exhibit A"

The fair market value of the above-described property is \$ _____

TO HAVE AND TO HOLD, the same together with all rights, privileges, appurtenances and improvements thereunto belonging unto the party of the second part, its successors and assigns forever, in fee simple with covenants of General Warranty.

IN TESTIMONY WHEREOF, the parties of the First Part have hereunto subscribed their names this day and year first above written.

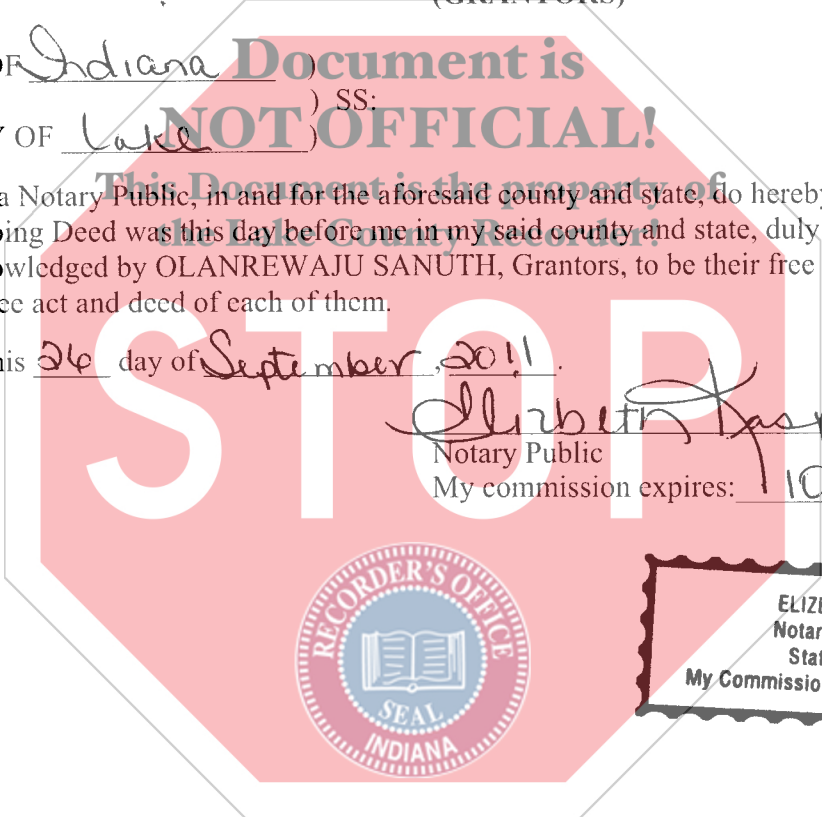
Olanrewaju Sanuth
OLANREWAJU SANUTH
(GRANTORS)

STATE OF Indiana)
COUNTY OF Lake) SS:

I, a Notary Public, in and for the aforesaid county and state, do hereby certify that the foregoing Deed was this day before me in my said county and state, duly executed and acknowledged by OLANREWAJU SANUTH, Grantors, to be their free act and deed and the free act and deed of each of them.

This 26 day of September, 2011.

Elizabeth Kasper
Notary Public
My commission expires: 10-20-18



STONECREST INCOME AND OPPORTUNITY FUND,
I, LLC

BY: Jon Freeman
TITLE: President
(GRANTEE)

STATE OF CA
COUNTY OF Santa Clara ss:

I, a Notary Public, in and for the aforesaid county and state, do hereby certify that the foregoing Deed was this day before me in my said county and state, duly executed and acknowledged by Jon Freeman as President of STONECREST INCOME AND OPPORTUNITY FUND, I, LLC, Grantee, Party thereto to be its free act and deed.

This 14 day of October, 2011



Shanna Christenberry
NOTARY PUBLIC
My commission expires: 5/19/12

(seal)

PREPARED BY:

Stonecrest Income and Opportunity Fund, I, LLC
4300 Stevens Creek Blvd. #275
San Jose, CA 95129



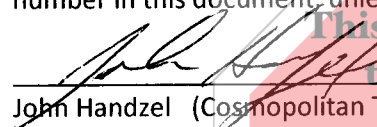
Exhibit "A"
Legal Description

Lot 23 in Block 1, in Robert R Cenek's 1st Addition, to the city of Gary, as per plat thereof, recorded in Plat Book 17, page 27 in the Office of the Recorder of Lake County, Indiana.

Commonly Known As: 4572 Pierce Street, Gary, IN 46402

Parcel ID #: 25-42-0056-0023

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.


John Handzel (Cosmopolitan Title Agency, LLC, Processor)

Return to after recording:
John Handzel
Cosmopolitan Title Agency, LLC
3600 Valehill Drive
Floyds Knobs, IN 47119

