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2012 065548

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
2012 SEP 19 AM 8:47

MICHAEL FAJMAN  
RECORDER

**SPECIAL WARRANTY DEED**

*This Indenture Witnesseth* that **BENEFICIAL FINANCIAL I INC., successor by merger to BENEFICIAL INDIANA INC. D/B/A BENEFICIAL MORTGAGE CO.,** ("Grantor"), *Conveys and Specially Warrants* to **EDUARDO DELEON,** ("Grantee"), for the sum of Ten Dollars (\$10.00) and other good and valuable consideration the following described real estate in Lake County, State of Indiana:

Lot Twenty-eight (28) Block Nine (9), subdivision of Blocks Three (3), Four (4), Nine (9) and the North Half of Block Ten (10), subdivision of the West 1317.5 feet of the Northeast Quarter of Section Twenty-nine (29), Township Thirty-seven (37) North, Range Nine (9) West of the 2<sup>nd</sup> P.M., (EXCEPT the East Fifty (50) feet of the South One Hundred Twenty-four (124) feet of Block Nine (9) and EXCEPT the Right of Way of the State line and Indiana City Railway) in the City of East Chicago, as shown in Plat Book 5, page 13, in Lake County, Indiana.

**Property Address:** 514 Emlyn Place, East Chicago, Indiana 46312 (hereinafter referred to as the "Real Estate").

**Grantee's Post Office Address:** 514 Emlyn Place, East Chicago, IN 46312

**Subject** to current taxes not delinquent, and all easements, agreements and restrictions of record and all public right of way.

It is understood and agreed by the parties hereto that the title to the Real Estate herein conveyed is warranted only insofar as it might be affected by any act of the Grantor during its ownership thereof and not otherwise.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor 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*, Grantor has executed this deed this 9 day of August, 2012.

**BENEFICIAL FINANCIAL I INC., successor by merger to BENEFICIAL INDIANA INC. D/B/A BENEFICIAL MORTGAGE CO.**

By: Irma Barrios  
Printed: Irma Barrios  
Title: Asst. Secretary/ V.P.

**014346**

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

SEP 14 2012

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

AMOUNT \$ 18.00  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 10707  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON - COM \_\_\_\_\_  
CLERK CP

LS

ACKNOWLEDGMENT

State of California  
County of LA

On August 9, 2012 before me,  
Robin Powell, Notary Public  
(insert name and title of the officer) personally appeared  
Irma Burrows

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Robin Powell (Seal)

I affirm under penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Alan F. Kolb, Attorney at Law

This Instrument Prepared By Alan F. Kolb, Attorney at Law, 50 S Meridian Street, Suite 600, Indianapolis, IN 46204 Phone (317) 681-6090, Fax (317) 681-6091, E-mail alankolbets@aol.com

Grantee's Address/Send tax statements to 514 Emllyn Place, East Chicago, IN 46312

