

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2012 086611

2012 DEC 10 AM 9:13

RECORDED  
MAN

**SPECIAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS. That Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America, 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 Charles D Nolan and Heather E. Parker, joint tenants with rights of survivorship, hereinafter referred to as "Grantee", the following described real estate located in Lake County, State of Indiana, to-wit:

Lot 1, in Indian Ridge Addition, Unit 1, to the City of Crown Point, as per plat thereof, recorded in Plat Book 46, page 141, in the Office of the Recorder of Lake County, Indiana.

More commonly known as 9724 Buchanan Street, Crown Point, IN 46307  
Parcel # 45-12-33-303-012 000-029

Subject to taxes for the year 2011 due and payable in May and November, 2012, 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, 2012 and

JULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

DEC 06 2012

PEGGY NOLING KATONA  
LAKE COUNTY AUDITOR

005211

AMOUNT \$ 20  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK# 180736  
OVERAGE 100  
COPY \_\_\_\_\_  
NON-CONF \_\_\_\_\_  
DEPUTY aw

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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

The undersigned person executing this Deed on behalf of said Grantor corporation represents and certifies that that he/she has been duly empowered and authorized 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 Fannie Mae A/K/A Federal National Mortgage Association has caused this deed to be executed this 24 day of November, 2012

**Document is NOT OFFICIAL!**  
**This Document is the property of the Lake County Recorder!**

Fannie Mae A/K/A Federal National Mortgage Association

  
SIGNATURE

By Barry T Barnes, Partner  
Feiwell & Hannooy, P.C Attorneys in Fact for  
Fannie Mae A/K/A Federal National Mortgage Association  
under Power of Attorney recorded April 8, 2009  
as Instrument No. 2009022736

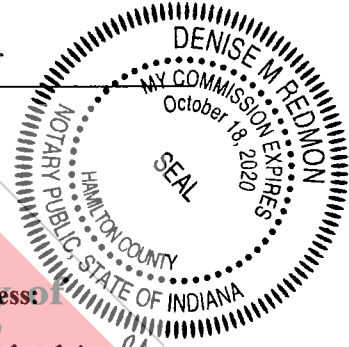


STATE OF INDIANA )  
 ) SS  
COUNTY OF MARION )

Before me, a Notary Public in and for said County and State, personally appeared Barry T Barnes of Feiwell & Hannoy, P C as POA for Fannie Mae A/K/A Federal National Mortgage Association, 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 24 day of November, 2012

  
Notary Public



My Commission Expires 10/18/2020  
My County of Residence Hamilton

Mail Tax Statements:

Charles D Nolan and Heather E. Parker

Mailing Address:

9724 Buchanan St.  
Crown Point, IN 46307

Grantee's Address:

9724 Buchanan St.  
Crown Point, IN 46307

This instrument prepared by Barry T Barnes, 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

  
Printed: Deborah Carpenter

Return original deed to Statewide Title Company, Inc , Escrow Dept., 6525 East 82nd Street, Suite 110, Indianapolis, IN 46250 (12005729-F)

