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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 018226

2013 MAR 12 AM 10: 55

MICHAEL B. BROWN
RECORDER

Tax ID Number(s):
45-08-31-126-011.000-001

SPECIAL WARRANTY DEED

12-29413280

THIS INDENTURE WITNESSETH THAT

FANNIE MAE a/k/a FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, D.C.

CONVEY(S) AND WARRANT(S) TO

Greg Traicoff, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Lake County, in the State of Indiana, to wit:

Tract 4 in Woodbridge Homesteads, as per plat thereof, recorded in Plat Book 23, page 6, in the Office of the Recorder of Lake County, Indiana.

Subject to Real Estate taxes now due and payable and thereafter.

Subject to covenants, restrictions and easements of record.

Grantee herein shall be prohibited from conveying captioned property for a sales price of greater than \$24,600.00 for a period of three months from the date of the recording of this deed. Grantee shall also be prohibited from encumbering subject property with a security interest in the principal amount of greater than \$24,600.00 for a period of three months from the date of the recording of this deed. These restrictions shall run with the land and are not personal to Grantee. This restriction shall terminate immediately upon conveyance at any foreclosure sale related to a mortgage or deed of trust.

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 the grantor's ownership thereof and not otherwise.

This instrument is being executed under the authority granted by a Power of Attorney dated Oct 20, 2008 and recorded may 4, 2009 as Instrument Number 2009034819 in the office of the Recorder of Lake County, Indiana.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly authorized to act for the 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.

MTC File No.: 12-29413

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HOLD FOR MERIDIAN TITLE CORP

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

MAR 07 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

11152

1702
MT
AT

IN WITNESS WHEREOF, the Grantor has executed this deed this 14 day of February, 2013

FANNIE MAE a/k/a FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: Attorney in Fact
Printed: Kenneth W Unterberg

State of Indiana, County of Lake ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Kenneth W Unterberg Attorney-in-Fact for FANNIE MAE a/k/a FEDERAL NATIONAL MORTGAGE ASSOCIATION who acknowledged the execution of the foregoing Deed and who, having been duly sworn, stated that the representations therein contained are true.

WITNESS, my hand and Seal this 14 day of February, 2013

My Commission Expires: _____

Miranda Serletic
Signature of Notary Public

Printed Name of Notary Public

PO/4/13

Notary Public County and State of Residence

This instrument was prepared by:
Andrew R. Drake, Attorney-at-Law
11711 N. Pennsylvania St., Suite 110, Carmel, IN 46032

Property Address:
3935 West 45th Avenue
Gary, IN 46408

Grantee's Address and Mail Tax Statements To:
3740 W. 48th Ave.
Gary, IN. 46408

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. Andrew R. Drake

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