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2013 023034

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 MAR 28 PM 2: 18

MICHAEL B. BROWN
RECORDER

Commitment Number: 2923557
Seller's Loan Number: 4005089619

After Recording Return To: 
ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa PA 15001
(800) 439-5451

Grantee Address/Mail Tax Statements To: Dennis Halfman, 9201 Olcott Avenue, St. John,
Indiana 46373

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER

45-08-08-455-015.000-004

Document is NOT PUBLIC!
This Document is the property of the Lake County Recorder!

Federal National Mortgage Association, whose mailing address is **14221 Dallas Parkway, Suite 1000, Dallas, TX 75254**, hereinafter grantor, for \$13,001.00 (Thirteen Thousand One Dollars and no Cents) in consideration paid, conveys and warrants, with covenants of special warranty, to **Dennis Halfman**, hereinafter grantee, whose tax mailing address is **9201 Olcott Avenue, St. John, Indiana 46373**, the following real property:

All that certain parcel of land situate in the County of Lake, State of Indiana, being known and designated as follows: Lot Numbered 29, Block 2 and all of Lot 30, Block 2 as shown on the recorded plat of Moore's Subdivision recorded in Plat Book 2 Page 68 in the Office of the Recorder of Lake County, Indiana.

Property Address is: 2079 TAFT STREET, GARY, IN 46404

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

MAR 28 2013

11645

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

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78686
YW
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The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **2011 008642**

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$15,601.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THE RECORDING OF THE DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$15,601.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF RECORDING OF THE 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.



Executed by the undersigned on 3-21, 2013:

Federal National Mortgage Association

By: **ServiceLink, a Division of Chicago Title Insurance Company, its Attorney In Fact** *d*

By: _____

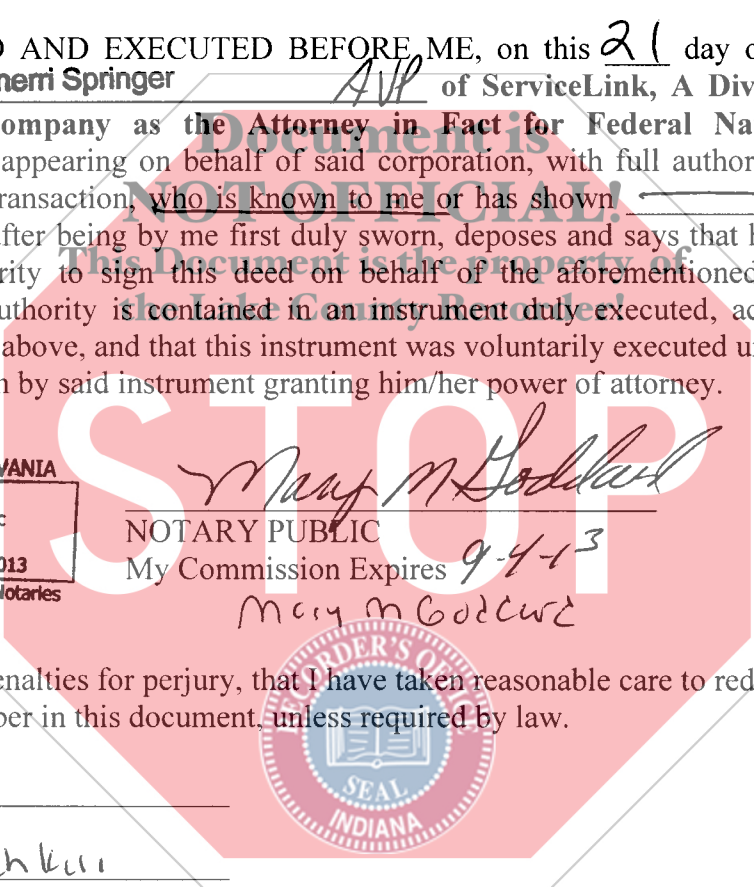
Name: Cherri Springer

Title: AVP

A Power of Attorney relating to the above described property was recorded on 11/01/2011 at Document Number: 2011060884. *X*

STATE OF Pa
COUNTY OF Beaver

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 21 day of March, 2013, by Cherri Springer AVP of **ServiceLink, A Division of Chicago Title Insurance Company as the Attorney in Fact for Federal National Mortgage Association**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown _____ as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.



COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Mary M. Goddard, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Sept. 4, 2013
Member, Pennsylvania Association of Notaries

Mary M Goddard
NOTARY PUBLIC
My Commission Expires 9-4-13
Mary M Goddard

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.

Deborah K...

By *Deborah K...*

Print Name

This instrument prepared by: Jay A. Rosenberg, Esq., and Jacqueline Meyer Goldman, Esq., (Indiana Bar Number: 22724-53), Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.