

2013 048256

2013 JUL -2 AM 11:04

MICHAEL B. BROWN  
RECORDER CI20VWN - 1700519368  
FF #10-2152F-REO

24466

CORPORATE SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, that **Fannie Mae**, (Grantor), CONVEYS AND WARRANTS to **Donya L. Coty**, (Grantee), Grantee's mailing address: , for the sum of Ten and 00/100 Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

**LOT 135 IN SEDONA ADDITION UNIT 1, A PER PLAT THEREOF, RECORDED IN PLAT BOOK 75, PAGE 70, AND AS AMENDED BY PLAT RECORDED JUNE 10, 1994 IN PLAT BOOK 76, PAGE 67, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.**

Commonly known as: 8572 Pierce Street, Merrillville, IN 46410  
Parcel ID: 45-12-28-128-023.000-030

Subject to taxes for the year 2012 due and payable in 2013, and taxes for all subsequent years.

Grantor certifies under oath that no Indiana Gross Income Tax is due or payable in respect to the transfer of the above described real estate. Grantor warrants the title to said property against the lawful claims of any and all persons claiming or to claim the same or any part thereof, through or under Grantor. The undersigned person executing this deed on behalf of Grantor represents and certifies that they have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporation 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 10<sup>th</sup> day of June, 2013, to be effective the 12<sup>th</sup> day of June, 2013.

Fannie Mae  
by its Attorney-in-Fact, Foutty & Foutty, LLP,  
Limited Power of Attorney to Execute Documents  
Recorded April 9, 2009, as Instr. #2009-023054

FOUTTY & FOUTTY, LLP

003848

By:   
Andrew M. David, Attorney

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

JUN 27 2013

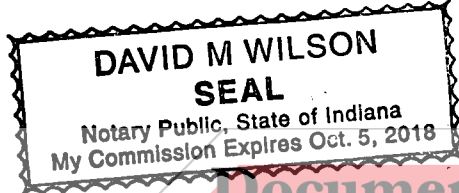
PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

AMOUNT \$ 18<sup>-</sup>  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 8973  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK KC

STATE OF INDIANA     )  
                                  )  
COUNTY OF MARION    )

Before me, a Notary Public in and for said County and State, personally appeared Andrew M. David of Foutty & Foutty, LLP, Attorney-in-Fact for Fannie Mae, who acknowledged the execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 10<sup>th</sup> day of June, 2013.



David M Wilson, Notary Public

My Commission expires:  
10/5/2018

County of Residence:  
Johnson

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

Send tax statements to: GRANTEE ADDRESS.

8572 PIERCE St Merriwille, IN 46410

This Instrument is prepared by Andrew M. David, 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." Andrew M. David

