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2013 049316

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 JUL -9 AM 8:36

MICHAEL B. BROWN
RECORDER

Mail Tax Bills To:
Nationstar Mortgage LLC
350 Highland Drive
Lewisville, Texas 75067

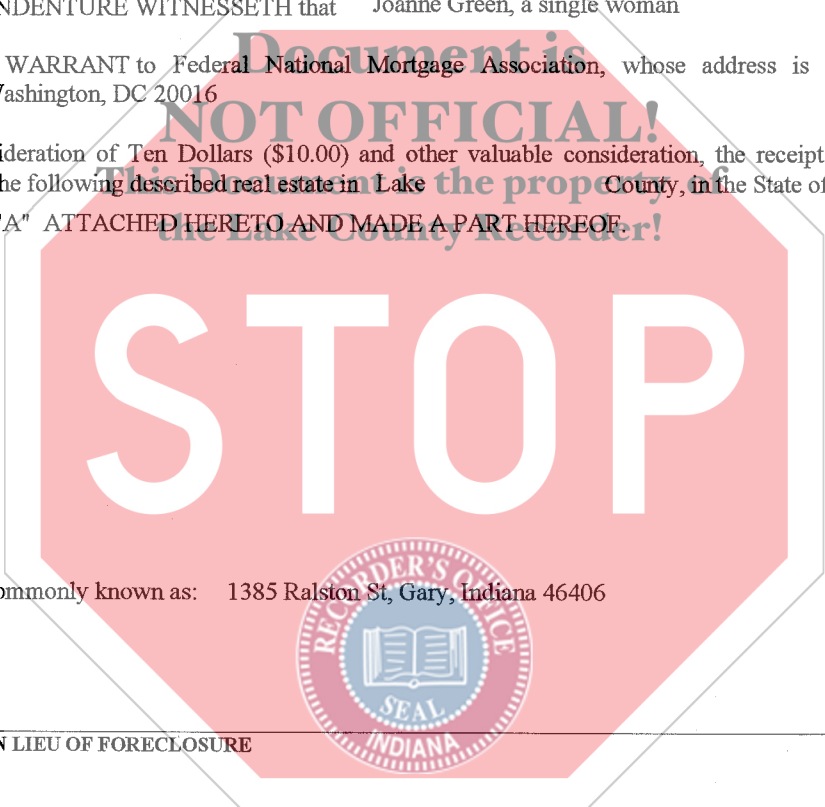
Tax Key No.: 45-07-12-256-010.000-004

After Recording Return To:
RUTH RUHL, P.C.
Attn: Recording Department
2801 Woodside Street
Dallas, Texas 75204

[Space Above This Line For Recording Data]

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE WITNESSETH that Joanne Green, a single woman
 ("Grantor(s)")
 CONVEY AND WARRANT to Federal National Mortgage Association, whose address is 3900 Wisconsin
 Avenue, NW, Washington, DC 20016
 ("Grantee");
 for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, the receipt which is hereby
 acknowledged, the following described real estate in Lake County, in the State of Indiana, to-wit:
 SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.



More commonly known as: 1385 Ralston St, Gary, Indiana 46406

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUL 05 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

13491

Handwritten notes:
 CK#
 400009871
 \$ 22
 CK
 E

SUBJECT TO all real estate taxes and assessments due and payable.

SUBJECT TO restrictions, conditions, limitations, zoning ordinances, easements, encroachments, visible or of record, roadways, rights-of-way and highways of record.

SUBJECT TO that certain Real Estate Mortgage from Grantors to Grantee dated January 29th, 2007, in the original principal amount of \$ 82,000.00, recorded on February 6th, 2007, in Book N/A, Page N/A, Instrument No. 2007010386 and assigned to Federal National Mortgage Association by an Assignment recorded in Book N/A, Page N/A, Instrument No. N/A, or by an Assignment recorded simultaneously herewith, in the Recorder's office in and for Lake County and State of Indiana (the "Mortgage").

IT IS EXPRESSLY UNDERSTOOD AND AGREED BY AND BETWEEN THE GRANTORS AND GRANTEE THAT THIS CONVEYANCE SHALL NOT EFFECT NOR BE CONSIDERED TO EFFECT A MERGER OF THE ABOVE-DESCRIBED MORTGAGE HELD BY GRANTEE, NOR ANY RIGHTS AND INTERESTS CREATED IN FAVOR OF NATIONSTAR MORTGAGE LLC

IN AND TO THE FEE SIMPLE TITLE HEREBY ACQUIRED BY GRANTEE AND THAT SAID MORTGAGE SHALL CONTINUE TO BE AND REMAIN IN FULL FORCE AS A VALID AND SUBSISTENT FIRST LIEN UPON THE ABOVE-DESCRIBED REAL ESTATE WITHOUT ANY IMPAIRMENT WHATSOEVER HEREBY AND WITH THE PRIORITY OF SUCH MORTGAGE LIEN DOCUMENTS UNDIMISHED. THE GRANTEE HEREBY RESERVES ALL OF ITS RIGHTS AND REMEDIES UNDER THE MORTGAGE, THE PROMISSORY NOTE WHICH IT SECURES AND THE ANY AND ALL OTHER DOCUMENTS AND AGREEMENTS ENTERED INTO IN CONNECTION THEREWITH.


Grantors declare that this conveyance is the absolute and unconditional conveyance to Grantee of the entire fee simple title to the above real estate in fact as well as in form and is not intended as, nor shall it be construed as the conveyance of a lesser estate or as a mortgage or any other form of security. This deed constitutes a transfer of the herein-described real estate from Grantors for fair and adequate consideration as herein set forth.

Grantors further declare and acknowledge that this conveyance is not a conveyance to Grantee in trust for or to the use of Grantors or any other persons, but that the title herein conveyed to Grantee shall be held by Grantee for and to its own sole and exclusive use and benefit.

Grantors declare that this conveyance is freely and fairly made, there are no agreements, oral or written, other than this deed between Grantors and Grantee with respect to the real estate.

Grantors herein certify that no Indiana Gross Income Tax is due by reason of this conveyance.

IN WITNESS WHEREOF, Grantor(s) have caused this deed to be executed this 24 day of April, 2013.


Joanne Green
11660 Church St Apt 190
Rancho Cucamonga, California 91730

-Grantor

-Grantor

-Grantor

-Grantor

ACKNOWLEDGMENT

State of CALIFORNIA §
County of RIVERSIDE §

Before me, a Notary Public in and for said County and State, personally appeared
Joanne Green

who acknowledged the execution of the foregoing Deed, and who, having been duly sworn, stated that the facts and matters set forth in it are true and correct.

Witness my hand and Notarial Seal this 24th day of APRIL, 2013.

(Seal)

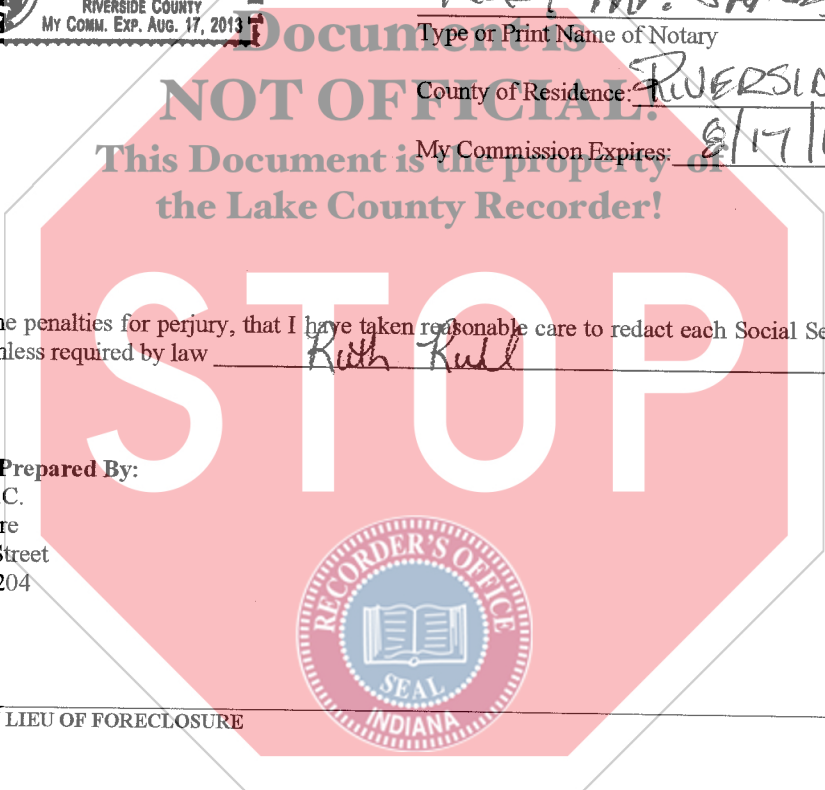


Ricky M. James
Ricky M. James Notary Public

Type or Print Name of Notary

County of Residence: RIVERSIDE

My Commission Expires: 8/17/13



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 Ruth Ruhl
Signature

This Document Prepared By:
RUTH RUHL, P.C.
Ruth Ruhl, Esquire
2801 Woodside Street
Dallas, Texas 75204



EXHIBIT "A"

LOT 27, EXCEPTING THE SOUTH 20 FEET THEREOF, ALL OF LOT 28, AND THE SOUTH 22 FEET OF LOT 29 IN BLOCK 16 IN JOE R. LANE'S FIRST ADDITION TO IVANHOE, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 2 PAGE 71, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

APN #: 45-278-28

TAX ID NO: 45-07-12-256-010.000-004

ADDRESS: 1385 RALSTON STREET, GARY, IN 46406

