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2013 052708

STATE OF IND.
LAKE COUNTY
FILED FOR RECORD

2013 JUL 18 AM 9:29

MICHAEL E. BROWN
RECORDER

GENERAL WARRANTY DEED

THIS INDENTURE WITNESSETH, that Carmen Lee, (the "Grantor") for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, for the purpose of avoiding a foreclosure of the Mortgage recorded on May 2, 2005 as Instrument No. 2005 034873 of the records of the Lake County Recorder which is acknowledged to be delinquent, grants with general warranty covenants, to Federal National Mortgage Association, (the "Grantee") whose tax mailing address is 14221 Dallas Parkway, Suite 1000, International Plaza 11, Dallas, TX 75254-2916 the following described real estate in Lake County, State of Indiana:

THE NORTH HALF OF LOT 35, AND ALL OF LOT 36, IN BLOCK 2, IN SUBDIVISION OF THE EAST 1,510.2 FEET OF THE NORTH 1,320 FEET OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN THE CITY OF EAST CHICAGO, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 16, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

STATE ID NUMBER: 45-03-32-133-009.000-024
PRIOR DEED REFERENCED: Instrument No. 2001 089786

SUBJECT TO any and all easements, agreements and restrictions of record and the lien for current real estate taxes not yet due and payable. The address of such real estate is commonly known as: 5019 Magoun Ave, East Chicago, IN 46312.

TO HAVE AND TO HOLD the premises aforesaid with the appurtenances thereunto belonging to said Grantee, its heirs and assigns, so that neither said Grantor, nor his heirs, nor any other persons claiming title through or under them, shall or will hereafter claim or demand any right or title to the premises, or any part thereof; but they and everyone of them shall by these presents be excluded and forever barred.

IT IS HEREBY EXPRESSLY ACKNOWLEDGED AND AGREED that:

A. This Warranty Deed is an absolute conveyance, the Grantor having sold said land to Grantee for a fair and adequate consideration, such consideration, in

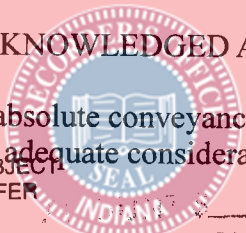
DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER



JUL 11 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

24217



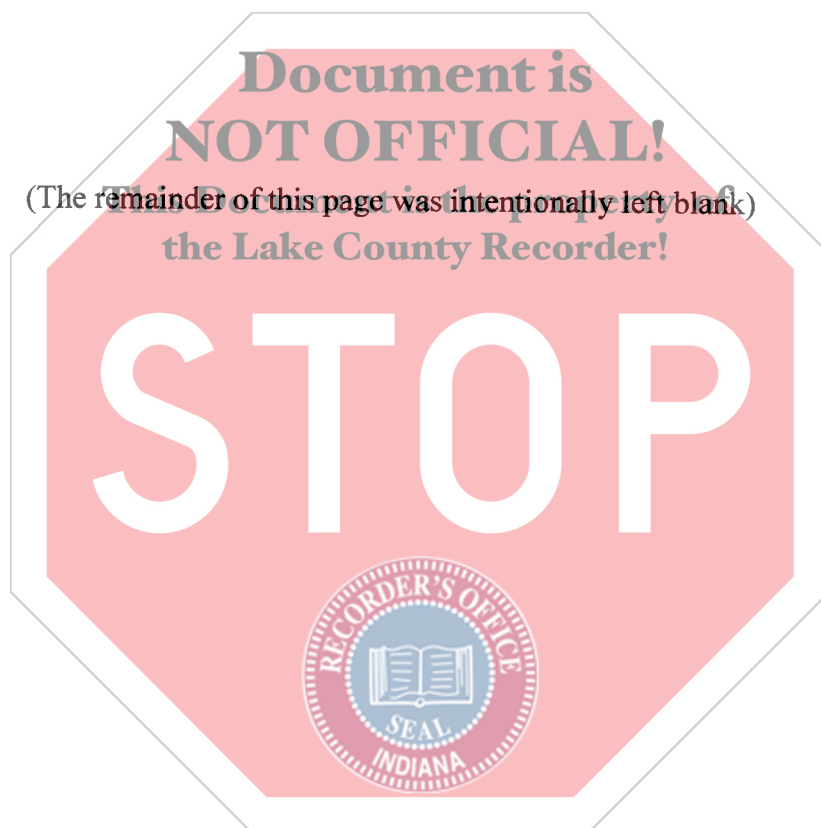
CHARGE _____
273248
CONF _____
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DEPUTY _____ aw



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addition to the above recited, being in full satisfaction of all obligations secured by the mortgage.

B. The title and other interest of Grantee in the Property under this Warranty Deed will not merge with the rights, title, and interests formerly held by the Grantor in and to the Property. This Warranty Deed shall not be deemed a waiver by Grantee of its claims of priority under the Mortgage over any other liens, mortgages, security interests or encumbrances of any kind or nature now existing or hereafter placed upon the Property; and the right of Grantee to foreclose the Mortgage by judicial proceedings or otherwise is expressly preserved hereby and for purposes of limitations and any other applicable time bar defenses, the same are expressly extended as evidenced by this instrument.



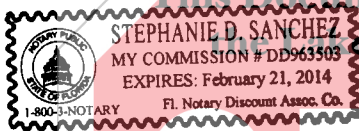
IN WITNESS WHEREOF, Grantor has hereunto set her hand this 7 day of May, 2013

Carmen Lee
CARMEN LEE

STATE OF Florida)
COUNTY OF Seminole) SS:

Before me, the undersigned, a Notary public in and for said County and State, personally appeared the above named, Carmen Lee, who acknowledges the signing of the foregoing General Warranty Deed, and that such signing was freely and voluntarily performed, for the use and purposes therein mentioned.

Executed before me on this 7th day of May, 2013, who under penalty of perjury, represented to me to be said persons.



Stephanie D. Sanchez
NOTARY PUBLIC (Signature)
Printed Name: Stephanie D. Sanchez
County of Residence: Seminole
My Commission Expires on: 2.21.14

This Document was prepared by:

Joel F Bornkamp

Joel F Bornkamp, Attorney at Law, Reisenfeld & Associates, LPA LLC, 3962 Red Bank Road, Cincinnati, OH 45227

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. - Joel F Bornkamp (27410-49) 14221 DALLAS PARKWAY, SUITE 1000, INTERNATIONAL PLAZA 11, DALLAS, TX 75254-2916

