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2013 052710

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2013 JUL 18 AM 9:29

MICHAEL L. CROWN  
RECORDER

**SPECIAL WARRANTY DEED**

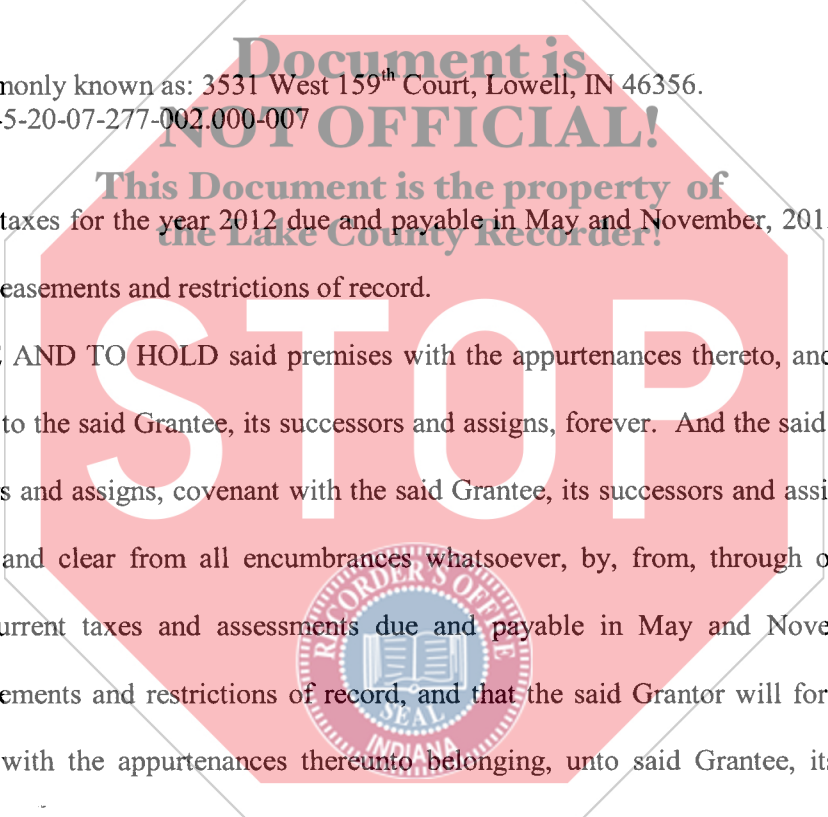
KNOW ALL MEN BY THESE PRESENTS: That Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America, as hereinafter referred to as "Grantor", for the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey to Craig Calandrello, hereinafter referred to as "Grantee", the following described real estate located in Lake County, State of Indiana, to-wit:

**Lot 9 in Heather Cove Subdivision, an Addition to Lake County, as per plat thereof, recorded in Plat Book 81, page 55, in the Office of the Recorder of Lake County, Indiana.**

More commonly known as: 3531 West 159<sup>th</sup> Court, Lowell, IN 46356.  
Parcel #: 45-20-07-277-002.000-007

Subject to taxes for the year 2012 due and payable in May and November, 2013, and thereafter, and subject also to easements and restrictions of record.

TO HAVE AND TO HOLD said premises with the appurtenances thereto, and all rents, issues and profits thereof to the said Grantee, its successors and assigns, forever. And the said Grantor does for itself, its successors and assigns, covenant with the said Grantee, its successors and assigns, that the said premises are free and clear from all encumbrances whatsoever, by, from, through or under the said Grantor, except current taxes and assessments due and payable in May and November, 2013 and thereafter, and easements and restrictions of record, and that the said Grantor will forever warrant and defend the same, with the appurtenances thereunto belonging, unto said Grantee, its successors and



24214

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

JUL 11 2013 .

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

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CL-200754  
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assigns, against the lawful claims of all persons claiming by, from, through or under the said Grantor, except as stated above.

The undersigned person executing this Deed on behalf of said Grantor corporation represents and certifies that that he/she has been duly empowered and authorized by proper Resolution of the Board of Directors of said corporation to execute and deliver this Deed, that the Grantor corporation 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.

IN WITNESS WHEREOF, the said Fannie Mae A/K/A Federal National Mortgage Association has caused this deed to be executed this 12 day of June, 2013

**Document is NOT OFFICIAL!**  
Fannie Mae A/K/A Federal National Mortgage Association  
**This Document is the property of the Lake County Recorder!**

SIGNATURE  
By Barry T. Barnes, Partner  
Feiwell & Hannoy, P.C. Attorneys in Fact for  
Fannie Mae A/K/A Federal National Mortgage Association  
under Power of Attorney recorded April 8, 2009  
as Instrument No. 2009022736



STATE OF INDIANA )  
 ) SS  
COUNTY OF MARION )

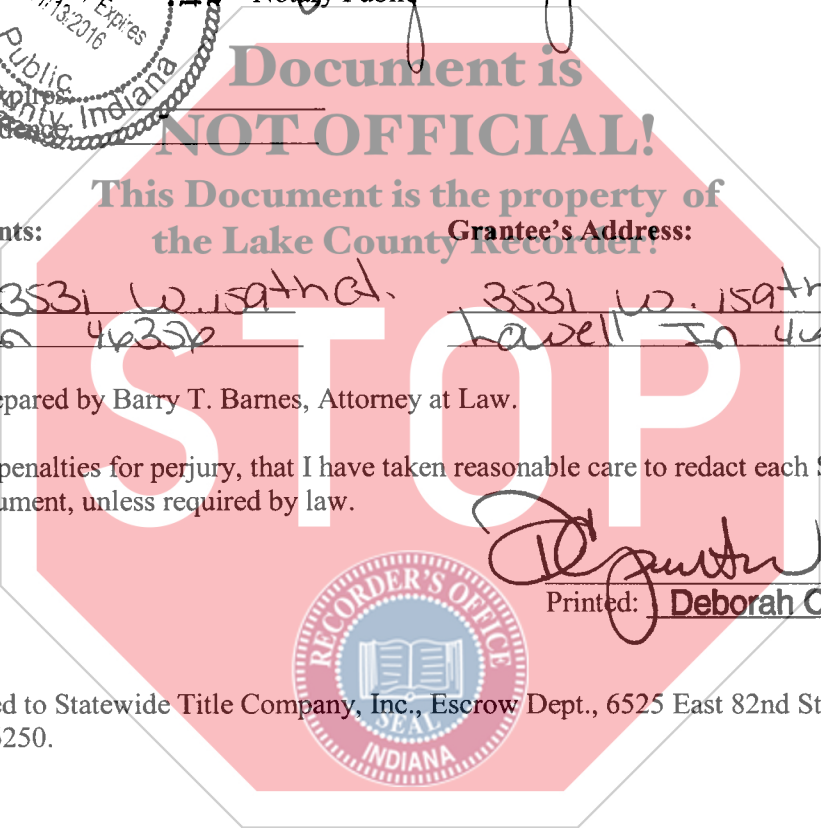
Before me, a Notary Public in and for said County and State, personally appeared Barry T. Barnes of Feiwell & Hannoy, P.C. as POA for Fannie Mae A/K/A Federal National Mortgage Association, who acknowledged the execution of the foregoing Special Warranty Deed, and who, having been duly sworn, stated that the representations therein contained are true and correct, to the best of his knowledge, information and belief.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal this 12 day of June 2013.



Angie J. Scott  
Notary Public

My Commission Expires  
My County of Residence



**Mail Tax Statements:**  
Craig Calandrello  
Mailing Address: 3531 W. 159th Ct.  
Lawell IN 46350

**Grantee's Address:**  
3531 W. 159th Ct.  
Lawell IN 46350

This instrument prepared by Barry T. Barnes, 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.

Deborah Carpenter  
Printed: Deborah Carpenter



Return original deed to Statewide Title Company, Inc., Escrow Dept., 6525 East 82nd Street, Suite 110, Indianapolis, IN 46250. (12010960-C)