

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 054808

2013 JUL 26 AM 11:34

MICHAEL B. BROWN

WARRANTY DEED IN LIEU OF FORECLOSURE

THIS INDENTURE WITNESSETH, That David P. Russell ("GRANTOR") CONVEYS AND WARRANTS to Bayview Loan Servicing, LLC ("GRANTEE") for the sum of Ten Dollars (\$10.00) and other and valuable consideration, the receipt of which is hereby acknowledged, the following described real estate located in Lake County, State of Indiana:

Lots Eight (8), Nine (9) and Ten (10), in Block Thirteen (13), Ironwood Unit A, in the City of Gary, as shown in Plat Book 21, page 4, in Lake County, Indiana.

More commonly known as: 939 E 21st Ave, Gary, IN 46407-2803

GRANTOR, for self, heirs, executors and administrators, covenant and warrant to Grantee that there are no liens or encumbrances against the above described real estate except real estate taxes and the mortgage in favor of Grantee (hereinafter more specifically described). In reliance by Grantee on the representations and warranties of Grantor, this deed is given in full satisfaction of a mortgage from Grantor to InterBay Funding, LLC, dated December 14, 2007, and duly recorded and perfected in the Recorder's Office of Lake County, State of Indiana on December 19, 2007, as Instrument No. 2007-099221. **It is the intent of the parties that the fee granted herein shall not merge with the lien of the real estate mortgage executed on December 14, 2007 for the benefit of Grantee.**

And the said Grantor certifies, under oath, that no Gross Income Tax is due and owing to the State of Indiana by reason of this transaction.

IN WITNESS WHEREOF, the said David P. Russell has caused this deed to be executed this 23rd day of October, 2012.



David P. Russell



DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JUL 26 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

004493

Return to:
INDIANA TITLE NETWORK COMPANY
325 NORTH MAIN 2018-53765-02
CROWN POINT, IN 46307


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STATE OF Texas)
) SS.
COUNTY OF Collin)

Before me, a Notary Public in and for said County and State, personally appeared David P. Russell, who acknowledged the execution of the foregoing Warranty Deed in Lieu of Foreclosure, and who, having been sworn, stated that the representations therein contained are true and correct, to the best of their knowledge, information and belief.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal this 23rd day of October, 2012.




NOTARY PUBLIC Jon Powell
Jon Powell
(Typed or Printed)

My Commission Expires: 7-12-2016

My County of Residence: Collin

Grantee's Address / Mail Tax Statements:

Bayview Loan Servicing, LLC
4425 Ponce DeLeon Blvd., 5th Floor
Coral Gables, FL 33146

This instrument was prepared by SUSAN M. WOOLLEY, 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.




Ayanna N Moore, Feiwel & Hannoy, P.C.

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.



