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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2013 055994

2013 JUL 31 AM 9:12

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MICHAEL B. BROWN
RECORDER

File No: REO132202

SPECIAL WARRANTY DEED

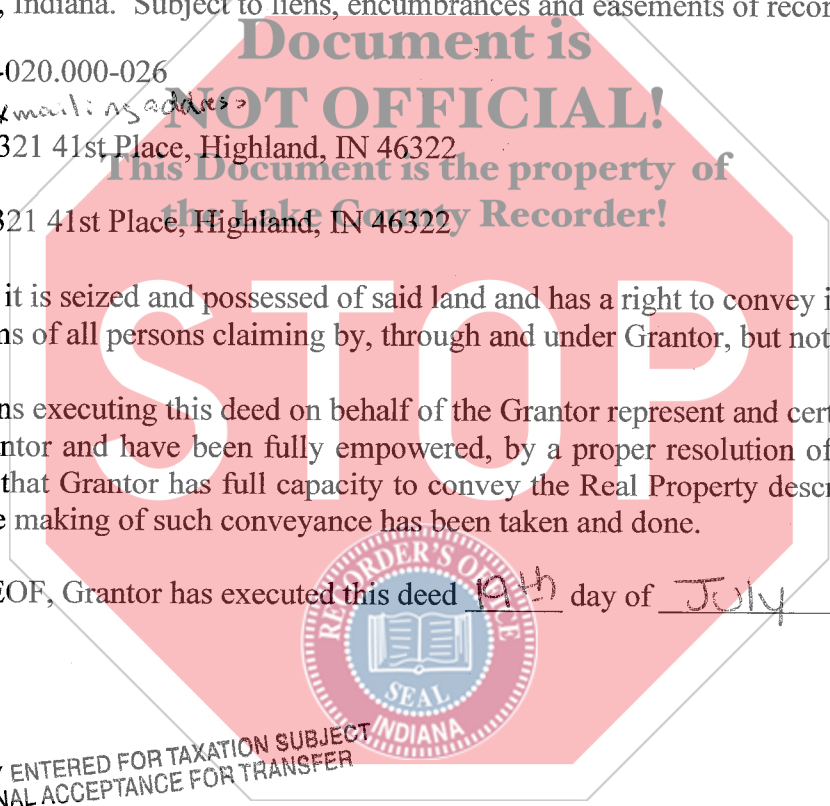
THIS INDENTURE WITNESSETH, that **Fannie Mae A/K/A Federal National Mortgage Association**, organized and existing under the laws of the United States of America, hereinafter "Grantor", whose address is 14221 Dallas Parkway, Suite 1000, Dallas, TX 75254, hereby Conveys and Specially Warrants to **Ricky Talavera and Judith Quinones**, Grantees, for the sum of One Hundred Forty One Thousand and 00/100 Dollars, \$141,000.00 and other valuable consideration, the receipt of which is hereby acknowledged, the following described Real Property located in Lake County, Indiana:

Lot 287, as marked and laid down on the recorded plat of Southtown Estates, Sixth Addition to the Town of Highland, Lake County, Indiana, as the same appears of record in Plat Book 36, Page 49, in the Recorder's Office of Lake County, Indiana. Subject to liens, encumbrances and easements of record.

Parcel # 45-07-27-305-020.000-026

Grantee's address is: 3321 41st Place, Highland, IN 46322
and tax mail: as address

Property Address is: 3321 41st Place, Highland, IN 46322



Grantor covenants that it is seized and possessed of said land and has a right to convey it, and warrants title against the lawful claims of all persons claiming by, through and under Grantor, but not further otherwise.

The undersigned persons executing this deed on behalf of the Grantor represent and certify that they are (a) duly elected officers of Grantor and have been fully empowered, by a proper resolution of the Grantor, to execute and deliver this Deed; that Grantor has full capacity to convey the Real Property described herein; and that all necessary action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has executed this deed 19th day of July, 2013

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUL 30 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

18-1
CL-38503
DN
E

14028

GRANTOR

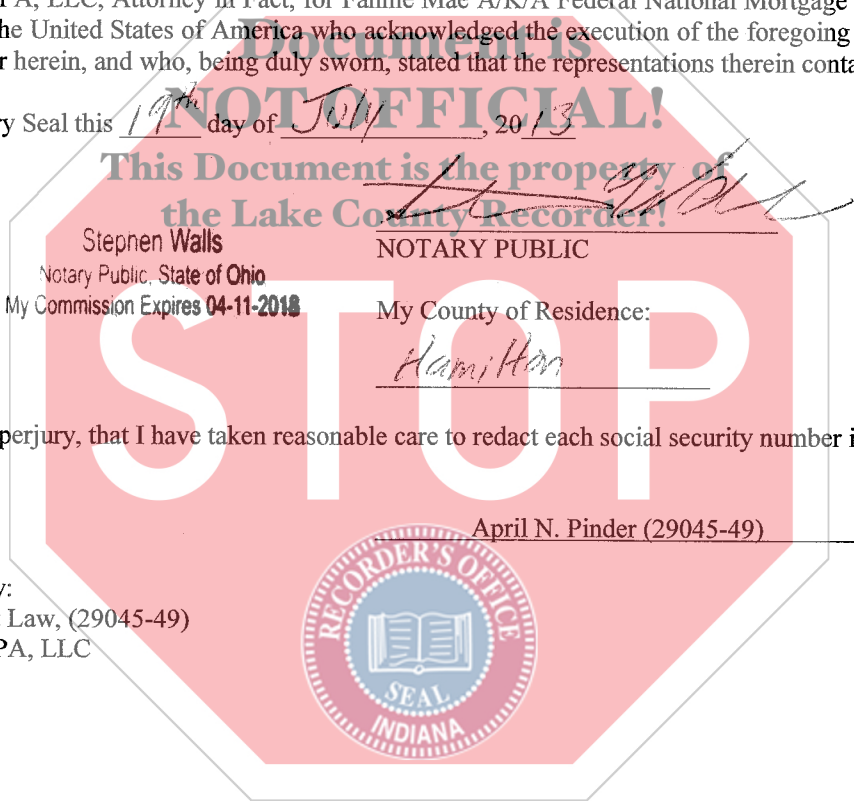
Fannie Mae A/K/A Federal National Mortgage Association,
organized and existing under the laws of the United States of America

By: Kathryn McKinney
Kathryn McKinney, as authorized agent for
Reisenfeld & Associates, LPA, LLC
Attorney in Fact, Pursuant to Power of
Attorney Recorded as Instrument # 2009 050003 of the
Records of Lake County, Indiana.

STATE OF Ohio)
COUNTY OF Hamilton) ss:

Before me, a Notary Public in and for said County and State, personally appeared Kathryn McKinney, as authorized agent for Reisenfeld & Associates, LPA, LLC, Attorney in Fact, for Fannie Mae A/K/A Federal National Mortgage Association, organized and existing under the laws of the United States of America who acknowledged the execution of the foregoing Special Warranty Deed for and on behalf of the Grantor herein, and who, being duly sworn, stated that the representations therein contained are true.

Witness my hand and Notary Seal this 19th day of July, 2013



Stephen Walls
Notary Public, State of Ohio
My Commission Expires 04-11-2018
My County of Residence: Hamilton

I affirm under penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

April N. Pinder (29045-49)

This Instrument Prepared by:
April N. Pinder, Attorney at Law, (29045-49)
Reisenfeld & Associates, LPA, LLC
8962 Red Bank Road
Cincinnati, Ohio 45227
513-322-7000