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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2013 056537

2013 AUG -1 AM 8:59

MICHAEL D. BROWN  
RECORDER

State of Indiana

FHA Case No.: 151-856517

**SPECIAL WARRANTY DEED**

THIS INDENTURE WITNESSETH: Secretary of Housing and Urban Development of Washington, D.C., or his successors, party of the first part, and his/her/their heirs and assigns, party(ies) of the second part (hereinafter called "Grantor"), conveys and specially warrants against all persons claiming by, through, or under him to **ELIZABETH B. SCHAEFER, Individual** (hereinafter called "Grantee") for and in consideration of Ten Dollars (\$10.00) and other valuable considerations, the receipt thereof is hereby acknowledged, the following described real estate in the State of Indiana, County of LAKE to-wit:

Lots seventeen (17) and Eighteen (18) and the North 1/2 of Lot Nineteen (19) Block Twenty-five (25) unit seven (7) of Woodmar Addition to the City of Hammond, as per plat thereof, recorded in Plat Book 16 page 34, in the Office of the Recorder of Lake County, Indiana.

Subject to all liens, encumbrances and easements of record.

Parcel Number: 45-07-17-131-016.000-023

Property Address: 7427 Magoun Avenue, Hammond, IN 46324

Tax Mailing Address: 7427 Magoun Avenue, Hammond, IN 46324

Grantee Address: 7427 Magoun Avenue, Hammond, IN 46324

THIS DEED IS NOT TO BE EFFECTIVE UNTIL JULY 17, 2013

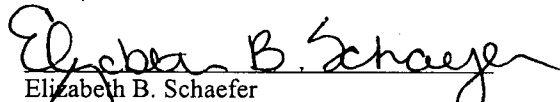
BEING the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

SUBJECT to all covenants, restrictions, reservations, easements, conditions and rights appearing of record; and SUBJECT to any state of facts an accurate survey would show.

GRANTOR certifies that he acts in his capacity as agent for the United States of America and that no Gross Income Tax is due or payable in respect to any transfer made by this deed.

The undersigned has set his hand and seal as the authorized agent for and on behalf of the said Secretary of Housing and Urban Development under authority and by virtue of the delegation of authority published at 70 FR 43171 (July 26, 2005):

BUYER(S) ACKNOWLEDGEMENT:

  
Elizabeth B. Schaefer

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

JUL 26 2013

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

24561

AMOUNT \$ 18-  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 47893  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK KC

E

Secretary of Housing and Urban Development

By: [Signature]  
Print

Title: Designated Signatory for Pemco, Ltd., HUD's Asset Management Company

STATE OF GA )  
 )SS:  
COUNTY OF Fulton )

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared [Signature], a Designated Signatory for Pemco, Ltd. and Authorized Agent for the Secretary of Housing & Urban Development of Washington, D.C., and the person who executed the foregoing instrument bearing the date of 7/17/2013 by virtue of the authority vested in him/her by the delegation of authority published at 70 FR 43171 (July 26, 2005), and acknowledged that he/she executed the foregoing instrument for and on behalf of the Secretary of Housing and Urban Development.

WITNESS my hand and official seal, this 15 day of July, 2013.

(OFFICIAL SEAL)



NICHOLAUS A. RICE  
FULTON COUNTY, GEORGIA  
NOTARY PUBLIC  
MY COMMISSION EXPIRES  
FEBRUARY 7<sup>TH</sup>, 2015

NOTARY PUBLIC

My Commission Expires: 2/7/2015

County of Residence: Fulton

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.

*Jeffrey R. Slaughter, Attorney at Law, 8310 Allison Pointe Boulevard, Suite 204, Indianapolis, Indiana 46250*

This instrument was prepared by:  
Jeffrey R. Slaughter, Attorney at Law  
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Indianapolis, Indiana 46250  
Telephone (317)-579-0816

