

2

2014 006436

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 FEB -3 AM 10:42

MICHAEL B. BROWN
RECORDER

SPECIAL CORPORATE WARRANTY DEED

FEDERAL HOME LOAN MORTGAGE CORPORATION (hereinafter referred to as "Grantor"), a corporation organized and existing under the laws of the United States of America, for the sum of Eighty-Two Thousand Dollars (\$82,000.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEYS and SPECIALLY WARRANTS unto SONS OF REALTY, LLC, (hereinafter referred to as "Grantee") of Lake County, in the State of Indiana, the following described real estate, to-wit:

Lot 60 in Eastdale Estates Unit 4 - Block 2, to the Town of Lowell, as per plat thereof, recorded August 27, 1976 in Plat book 46 page 108, in the Office of the Recorder of Lake County, Indiana

And commonly known as: 427 Meadow Lane, Lowell, IN 46356

Parcel Number: 45-19-25-177-017.000-008

SUBJECT, HOWEVER, to the lien for all taxes and assessments not delinquent; roadways, rights-of-way, easements, covenants, restrictions and other matters of record.

(hereinafter collectively and singularly referred to as the "Property").


Grantor hereby SPECIALLY WARRANTS only that no defects in or liens on the title to the Property were created by, through or under Grantor during its ownership of title, except as set forth above, and Grantor will defend the same against the lawful claims and demands of all persons claiming by, through, or under Grantor, except as set forth above.

Grantor hereby certifies that there is no Indiana gross income tax due at this time as a result of this conveyance of the Property.

The undersigned has executed this Special Corporate Warranty Deed this 13th day of January, 2014, which Deed is to be effective on the date of conveyance, being the 15th day of January, 2014.

FEDERAL HOME LOAN MORTGAGE CORPORATION:

BY: DOYLE LEGAL CORPORATION, P.C. F/K/A
DOYLE & FRIEDMEYER, P.C.
WITH POWER OF ATTORNEY


By: 
Printed: James L. Shoemaker
Title: Attorney
Power of Attorney recorded as Instrument No. 2013-093418 in the Lake County Recorder's Office

NOT FULLY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JAN 24 2014

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

010379

AMOUNT \$ 18⁰⁰
CASH _____ CHARGE _____
CHECK # 119281
OVERAGE 1.00
COPY _____
NON-COM _____
CLERK  E

STATE OF INDIANA)
) SS:
COUNTY OF MARION)

Before me, a Notary Public in and for said County and State on this day personally appeared James L. Shoemaker, Attorney of DOYLE LEGAL CORPORATION, P.C. F/K/A DOYLE & FRIEDMEYER, P.C., by Power of Attorney for Federal Home Loan Mortgage Corporation and acknowledged that he/she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 13th day of January, 2014.

My Commission Expires:

July 8, 2019

Carolyn R. Leatherbury
Notary Public

My County of Residence:

Marion

Carolyn R. Leatherbury
Printed Name

Return Recorded Deed To:

Total Title
41 E Washington Street
Suite 400
Indianapolis, IN 46204

Document is NOT OFFICIAL!
This Document is the property of the Public County Recorder!

Send Tax Statements To:

150 Deanna Drive #111
Lowell, IN 46356

Grantee's Mailing Address:

150 Deanna Drive #111
Lowell, IN, 46356



CAROLYN R LEATHERBURY
NOTARY PUBLIC
SEAL
STATE OF INDIANA
MARION COUNTY
MY COMMISSION EXPIRES JULY 8, 2019



This instrument prepared by Craig D. Doyle, Attorney at Law, DOYLE LEGAL CORPORATION, P.C., 41 E Washington St, Suite 400, Indianapolis, IN 46204. 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. CRAIG D. DOYLE.