

2014 FEB 27 AM 8:38

MICHAEL B. BROWN
RECORDER

2014 011421

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State of Indiana

FHA Case #151-871864

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 Affordable Home Repair LLC (hereinafter called "Grantee") for and in consideration of to 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:

As per the Legal Description attached hereto as Exhibit "A" and made a part hereof by the reference

Parcel Number: 45-12-16-128-006.000-030

Property Address: 828 W. 70th Ave, Merrillville, IN, 46410

Tax Mailing Address: 7524 Marshall St., Merrillville, IN 46410

Grantee Address: 7524 Marshall St., Merrillville, IN 46410

THIS DEED IS NOT TO BE EFFECTIVE UNTIL: 02/12/14

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 and accurate survey would show.

GRANTOR certifies the 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:

Don member
Affordable Home Repair LLC

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

FEB 25 2014

Secretary of Housing and Urban Development

By: *Jennifer Lee*
Sign
Jennifer Lee
Print

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

Title: Designated Signatory for
Ofori & Associates PC, HUD's Asset
Management Company

Return to
INDIANA TITLE NETWORK COMPANY
325 NORTH MAIN 2014-54548-02
CROWN POINT, IN 46307

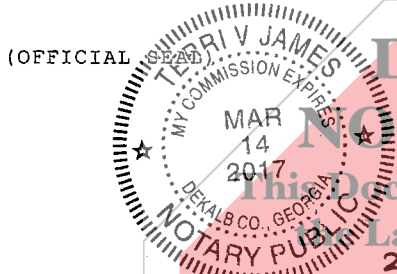
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*20-
CR# 22602
RM
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STATE OF GA)
) SS:
COUNTY OF Fulton)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Jennifer Lee, a Designated Signatory for Ofori & Associates PC 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 02/12/14 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 7th day of Feb, 2014



Document is NOT OFFICIAL!

Terri V. James
NOTARY PUBLIC

My Commission Expires: 3/14/17
County of Residence: DeKalb

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.

Jolene Kratschvil
Jolene Kratschvil

This Instrument was prepared by: Douglas R. Kvachkoff #5575-56, Attorney at Law, 325 N. Main Street, Crown Point, IN 46307, Phone No. (219) 662-2977
File No. 2014-54548-02



"LEGAL DESCRIPTION"

Lot Four Hundred Thirty-Six (436), Unit No 7, Turkey Creek Meadows, as shown in Plat book 35, page 108, Lake County, Indiana.

Commonly known as 828 W. 70th Avenue, Merrillville, IN 46410

