

2014 050129

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MICHAEL B. BROWN  
RECORDER

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**ESTOPPEL AFFIDAVIT**

This AFFIDAVIT, made this 30 day of May, 2014 by William O'Brien and Patricia O'Brien.

**WITNESSETH:**

That, William O'Brien and Patricia O'Brien (hereinafter referred to as the "Grantors"), who claim title by or through a deed recorded on January 31, 2006 as Instrument No. 2006 007259 in the Lake County, Indiana Recorder's Office, for good and valuable consideration received to the full satisfaction of the GMAT Legal Title Trust 2013-1, U.S Bank National Association, as Legal Title Trustee ("Grantee"), whose TAX and MAILING ADDRESS will be 60 Livingston Avenue, EP-MN-WS3D, St. Paul, Minnesota, 55107, have Given, Granted, Remised, Released unto said Grantee, its heirs and assigns forever, all such right and title as they, said Grantors, have or ought to have in and to the following described place or parcel of land:

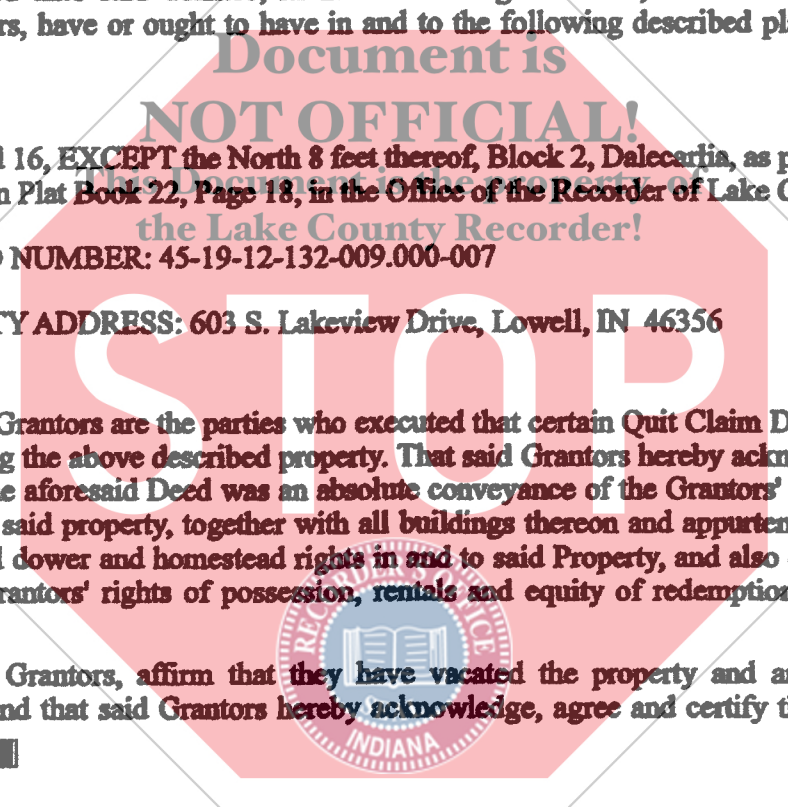
Lot 15 and 16, EXCEPT the North 8 feet thereof, Block 2, Dalecartia, as per plat thereof, recorded in Plat Book 22, Page 18, in the Office of the Recorder of Lake County, Indiana.

STATE ID NUMBER: 45-19-12-132-009.000-007

PROPERTY ADDRESS: 603 S. Lakeview Drive, Lowell, IN 46356

That said Grantors are the parties who executed that certain Quit Claim Deed ("Deed") to Grantee conveying the above described property. That said Grantors hereby acknowledge, agree, and certify that the aforesaid Deed was an absolute conveyance of the Grantors' rights, title, and interest in and to said property, together with all buildings thereon and appurtenances thereunto with release of all dower and homestead rights in and to said Property, and also convey, transfer and assign the Grantors' rights of possession, rentals and equity of redemption in and to said premises.

That said Grantors, affirm that they have vacated the property and are no longer in possession of it and that said Grantors hereby acknowledge, agree and certify that there are no



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other agreements between the Grantee and the Grantors for the Grantee to re-convey the property to the Grantors at a later date.

Said Deed was given voluntarily by Grantors, to Grantee, in good faith on the part of Grantors and Grantee, without any fraud, misrepresentation, duress, or undue influence whatsoever, or any misunderstanding on the part of Grantors or Grantee and was not given as a preference against any other creditors of said Grantors. Said Deed of conveyance shall not restrict the right of Grantee to complete foreclosure proceedings by requesting a Sheriff's Sale of the Property if Grantee desires, but the conveyance by said Deed shall be and is hereby intended and understood to be an absolute conveyance and an unconditional sale, with full extinguishments of Grantors' equity of redemption and with full release of all Grantors' rights, title and interest of every character in and to said property.

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IN WITNESS WHEREOF, Grantor has hereunto set his hand this 30 day of May 2014.

William O'Brien  
WILLIAM O'BRIEN

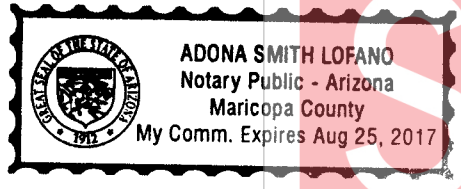
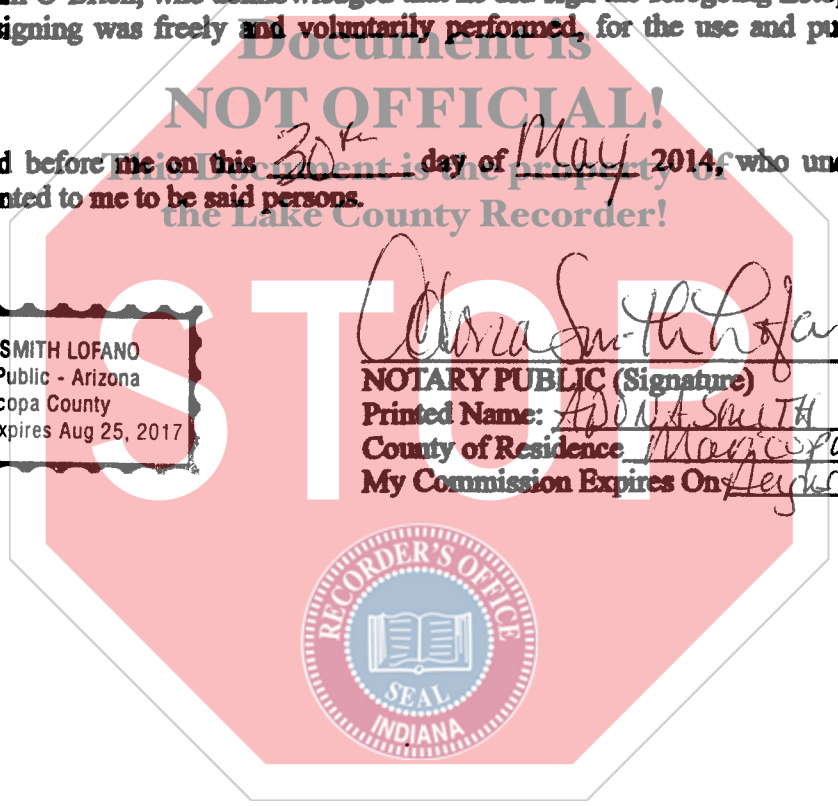
STATE OF Arizona )

) SS:

COUNTY OF Maricopa )

Before me, the undersigned, a notary public in and for said County and State, personally appeared William O'Brien, who acknowledged that he did sign the foregoing Estoppel Affidavit, and that such signing was freely and voluntarily performed, for the use and purposes therein mentioned..

Executed before me on this 30<sup>th</sup> day of May 2014, who under penalty of perjury, represented to me to be said persons.



Adona Smith Lofano  
NOTARY PUBLIC (Signature)  
Printed Name: ADONA SMITH LOFANO  
County of Residence Maricopa  
My Commission Expires On August 25, 2017



