STATE OF IND.
LAKE COUNTY
FILED FOR RECORD

2014 051334 2014 AUG 26 PM 12:08

MICHAEL B. BROWN
RECORDER

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, Jack Mitchell of Lake County in the State of Indiana

CONVEYS AND SPECIALLY WARRANTS to **JANFR Properties, Inc.**, of Cobb County, in the State of Georgia, for the sum of Ten and no/100 Dollars ($10.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described Real Estate in **Lake** County, in the State of Indiana:

The West One-half of Lot Eight (8) in Block Six (6) in A.A. Lewis and Company's Calumet Home Gardens 1st Addition, as shown in Plat book 23 page 4 in Lake County, Indiana.

Commonly known as 7017 W. 23rd Avenue, Gary, IN 46406

Subject to all easements and restrictions of record and taxes.

And the Grantor for himself and his heirs, executors and administrators, does hereby covenant with the Grantee, their heirs and assigns, that the Grantor has not made, done, executed or suffered any act or thing whereby the above described premises or any part thereof now are or at any time hereafter shall or may be imperiled, charged or incumbered in any manner whatsoever; and the title to the above granted premises against all persons lawfully claiming the same from, through or under the Grantor will forever warrant and defend.

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

IN WITNESS WHEREOF, Jack Mitchell has caused this deed to be executed this **15th day of August, 2014.**

Jack Mitchell

STATE OF INDIANA)
)SS:
COUNTY OF LAKE)

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER
AUG 26 2014
PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

Before me, the undersigned, a Notary Public in and for said County and State, this **15th day of August, 2014**, personally appeared Jack Mitchell and acknowledged the execution of the forgoing deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

My Commission expires:

Official Seal
CHRISTINE MENDOZA
Resident of Lake County, IN
My commission expires
April 23, 2017

Christine Mendoza
Christine Mendoza Notary Public

A Resident of Lake County

03822

MAIL TAX BILLS TO: JANFR Properties, Inc.
992 Thousand Oaks Bend NW, Kennesaw, GA 30152

TAX KEY NO(S): 45-07-14-176-015.000-003
GRANTEE(S) ADDRESS: 992 Thousand Oaks Bend NW, Kennesaw, GA 30152

THIS INSTRUMENT PREPARED BY: Douglas R. Kvachkoff #5575-56, Attorney at Law, 325 N. Main Street, Crown Point, IN 46307 (219)662-2977

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

Christine Mendoza
Christine Mendoza

Return to
INDIANA TITLE NETWORK COMPANY
325 NORTH MAIN NA DRK
CROWN POINT, IN 46307

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ITN CK# 23080