

3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 078001

2014 DEC -9 AM 8:52

3

SPECIAL CORPORATE WARRANTY DEED WITH RESTRAINT ON ALIENATION

MICHAEL P. BROWN
RECORDER

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION (hereinafter referred to as "Grantor"), a corporation organized and existing under the laws of the United States of America, for the sum of Twenty-Three Thousand Two Dollars (\$23,002.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEYS and SPECIALLY WARRANTS unto DUANE M. HICKENBOTTOM, (hereinafter referred to as "Grantee") of Lake County, in the State of Indiana, the following described real estate, to-wit:

Legal Description and address attached hereto as Exhibit "A"

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").

RESTRAINT ON ALIENATION: This Deed of transfer is subject to the following restrictions:

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$27,602.40 FOR A PERIOD OF THREE (3) MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$27,602.40 FOR A PERIOD OF THREE (3) MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE. THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.

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 24th day of November, 2014, which Deed is to be effective on the date of conveyance, being the 26th day of November, 2014.

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION:

DULY ENTERED FOR TAXATION SUBJECT TO DOYLE LEGAL CORPORATION, P.C., AS ATTORNEY IN FACT
FINAL ACCEPTANCE FOR TRANSFER

DEC 04 2014

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

By: Tina M. Caylor
Printed: Tina M. Caylor, Attorney
Power of Attorney recorded as Instrument No. 2013-093418 in the Lake County Recorder's Office

2014-11-20
ck-14935
D
1-2200ver

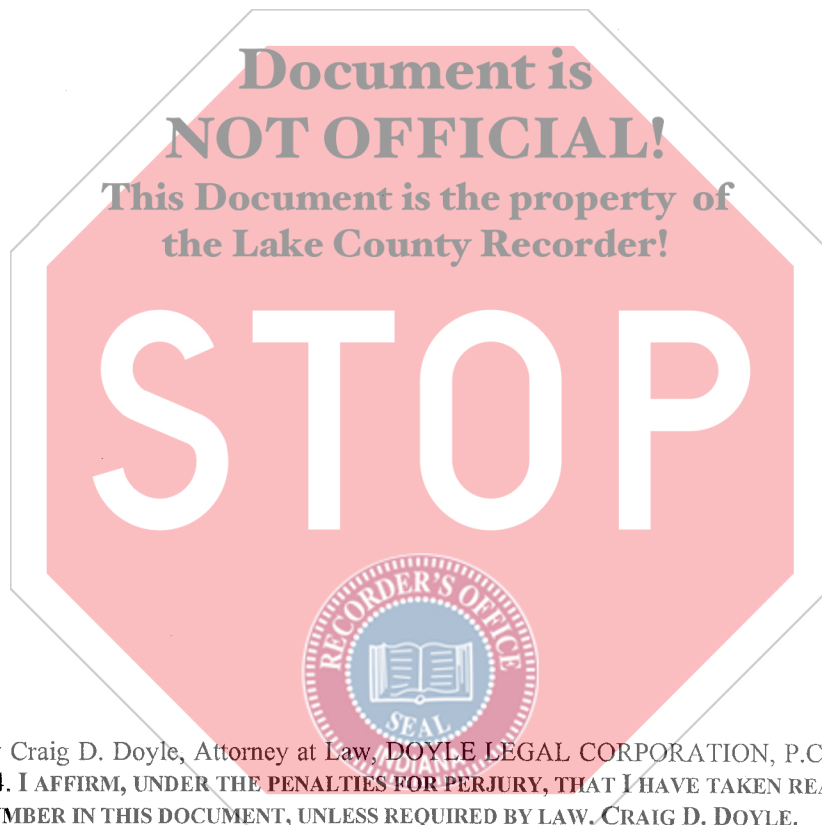
05499

Exhibit "A"

Lots 41 and 42, Block 1, W.G. Wright's Second Addition, as shown in Plat Book 10, page 31, in Lake County, Indiana.

And commonly known as: 1141 Clinton Street, Gary, IN 46406-2161

Parcel No.: 45-07-12-178-012.000-004



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.

STATE OF INDIANA)
) SS:
COUNTY OF MARION)

Before me, a Notary Public in and for said County and State on this day personally appeared Tina M. Caylor, Attorney of DOYLE LEGAL CORPORATION, P.C., as Attorney in Fact for Fannie Mae a/k/a Federal National Mortgage Association and acknowledged that he/she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

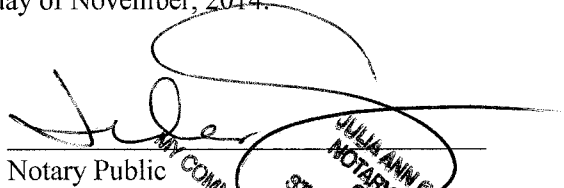
Given under my hand and seal of office this 24th day of November, 2014.

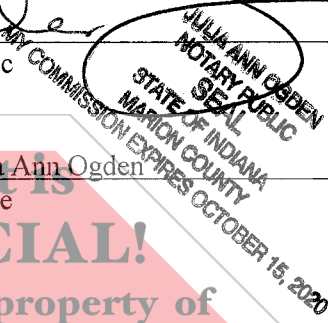
My Commission Expires:

October 15, 2020

My County of Residence:

Marion


Notary Public



Julia Ann Ogden
Printed Name

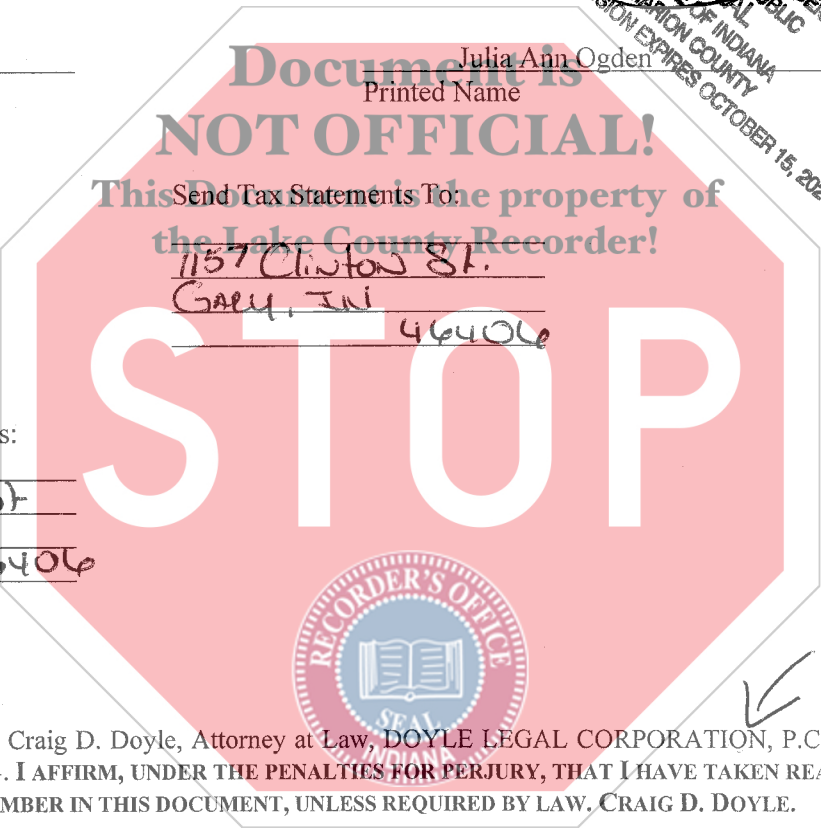
Return Recorded Deed To:
Total Title
41 E Washington Street
Suite 400
Indianapolis, IN 46204

Send Tax Statements To:
This Document is the property of the Lake County Recorder!

1157 Clinton St.
GARY, IN 46406

Grantee's Mailing Address:

1157 Clinton St
GARY, IN 46406



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.