

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 022345

2015 APR 16 AM 9:41

MICHAEL B. BROWN  
RECORDER

**SPECIAL WARRANTY DEED**

**THIS INDENTURE WITNESSETH**, that THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWABS INC., ASSET-BACKED CERTIFICATES, SERIES, 2005-17, by its Attorney in Fact Green Tree Servicing, LLC (herein, "Grantor"), whose address is 7360 South Kyrene Road, Tempe, AZ 85283, conveys and specially warrants to GUADALUPE MEDRANO (herein, "Grantee"), whose address is 2708 Oklahoma Street, Lake Station, IN 46405, for and in consideration of the sum of Three Thousand and No/100 Dollars (\$3,000.00), and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, all of Grantor's interest in and to the following described real estate located in Lake County, Indiana:

SEE EXHIBIT A ATTACHED HERETO. of  
the Lake County Recorder!

Subject to all easements, covenants, conditions, restrictions, and other matters appearing of record, if any, and taxes not delinquent.

Property Address: 5068 Harrison Street, Gary, IN 46408

Parcel Number: 45-08-33-332-006.000-001

AND the Grantor does hereby bind the Grantor, the Grantor's heirs, successors and assigns, to warrant and forever defend, all and singular, the said premises unto the said Grantee, the Grantee's heirs, successors and assigns, against the Grantor and the Grantor's heirs, successors and assigns and against any persons whomsoever lawfully claiming or to claim the same or any part thereof by and through Grantor.

The Grantee(s), or purchaser(s), of the Property cannot resell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this deed.

IN WITNESS WHEREOF, Grantor has executed this deed this 25 day of March 2015

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

APR 15 2015

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

Loan # 82230186

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AO/CA  
CKK  
025523

E 01612

**GRANTOR:**

THE BANK OF NEW YORK MELLON  
FKA THE BANK OF NEW YORK,  
TRUSTEE FOR THE BENEFIT OF THE  
CERTIFICATEHOLDERS OF THE CWABS  
INC., ASSET-BACKED CERTIFICATES,  
SERIES, 2005-17, by its Attorney in Fact  
Green Tree Servicing, LLC \*

By: Jennifer Mckeown  
Printed Name: Jennifer Mckeown  
Title: AVP

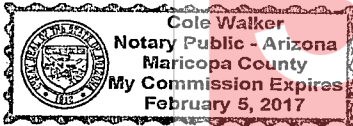
STATE OF Arizona \* POA recorded on 11/4/2014  
COUNTY OF Maricopa Doc# 2014-069547

Before me, the undersigned Notary Public in and for said County and State, personally appeared Jennifer Mckeown, as AVP of Green Tree Servicing, LLC as Attorney in Fact for THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWABS INC., ASSET-BACKED CERTIFICATES, SERIES, 2005-17 and acknowledged the execution of the forgoing instrument.

Witness my hand and official seal this 25 day of March, 2015

[Affix Notary Seal]

Notary Signature: Cole Walker  
Printed name: Cole Walker  
My commission expires: 2/5/2017



**When Recorded Return To:**

SingleSource Property Solutions  
333 Technology Drive, Suite 102  
Canonsburg, PA 15317  
866-620-7577

**Send Subsequent Tax Bills To:**

GUADALUPE MEDRANO  
2708 OKLAHOMA STREET  
LAKE STATION, IN 46405

**This Instrument Prepared By:**

STEVEN A. WILLIAMS, ESQ.  
213 BRENTSHIRE DRIVE  
BRANDON, FL 33511

This instrument was prepared by Steven A. Williams, Esq. 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 (Steven A. Williams, Esq.).

**EXHIBIT A**

[Legal Description]

The following described real estate in Lake County in the State of Indiana:

Lots 9 and 10, in Block 13, in Hyde Park, as per plat thereof, recorded in Plat Book 21, Page 35, in the Office of the Recorder of Lake County, Indiana, more commonly known as:

5068 Harrison Street, Gary, IN 46408

*The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.*



15-64844 (prs)

Loan # 82230186