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Return to: 2015 022386

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 APR 16 AM 10:06

Fidelity National Title
4215 Edison Lakes Parkway
Suite 115
Mishawaka, IN 46545

MICHAEL B. BROWN
RECORDER



INDIANA SPECIAL / LIMITED WARRANTY DEED

Indiana Housing & Community Development Authority fka Indiana Housing Finance Authority ("Grantor"), for valuable consideration paid, grants, remises, aliens and conveys, but without recourse, representation or warranty, except as expressed herein, to Nicholas E. Frazier Melody J. Williams ("Grantee"), all of Grantor's right, title and interest in and to that certain tract or parcel of land commonly known as 2639 Riverside Dr., Lake Station, Indiana 46405 and situated in the County of LAKE, State of Indiana, described as follows (the "Premises"):

Parcel # 45-09-17-380-017.000-021 / 45-09-17-380-018.000-021

Legal Description: LOTS 1 AND 2 IN BLOCK 6 IN GREATER RIVERVIEW ADDITION TO EAST GARY, IN THE CITY OF LAKE STATION, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 15 PAGE 8, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Subject to covenants, easements and restrictions, if any, appearing in the public records.

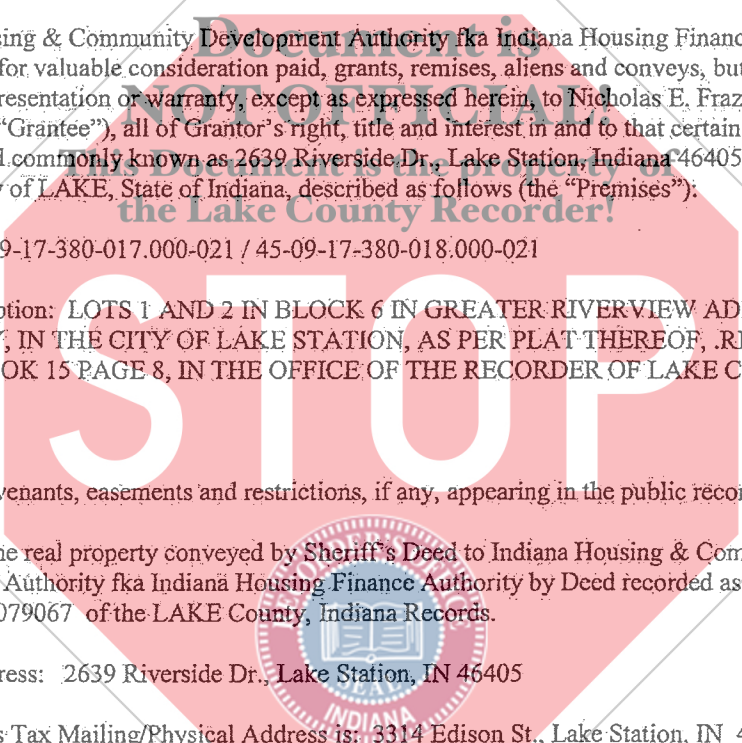
Being the same real property conveyed by Sheriff's Deed to Indiana Housing & Community Development Authority fka Indiana Housing Finance Authority by Deed recorded as instrument number 2014079067 of the LAKE County, Indiana Records.

Property Address: 2639 Riverside Dr., Lake Station, IN 46405

The Grantee's Tax Mailing/Physical Address is: 3314 Edison St., Lake Station, IN 46410

Grantor herein certifies under oath that no Indiana Gross Income Tax is due on this transaction.

And Grantor, for itself and its successors does covenant, promise and agree, to and with Grantee, grantee's heirs and assigns that Grantor has not done or caused to be done anything whereby the Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will specially warrant title to the Premises against all persons lawfully claiming or who may claim the same, by, through or under Grantor but not otherwise. The warranties passing to Grantee hereunder are limited solely to those matters arising from acts of the Grantor, its agents or representatives during the period of Grantor's ownership of the subject real estate.



APR 15 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

01611

AMOUNT \$ 19-
CASH _____ CHARGE _____
CHECK # 1820206013,
OVERAGE 1820206037
COPY _____
NON-COM
CLERK Ran

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

IN WITNESS WHEREOF, The said Grantor has hereunto set its hand this date:
March 11, 2015.

Indiana Housing & Community Development Authority fka Indiana Housing Finance Authority

By: Constance Smith **Constance Smith**
Authorized Signor **Officer**

State of Kentucky County of Daviess, ss:

Be it remembered, that on this 11th day of March, 2015, before me, the subscriber, a Notary Public in and for said County and State, personally came Constance Smith by and through Officer, its the grantor in the foregoing Deed, and acknowledged the signing hereof to be his/her and its free and voluntary act and deed.

In testimony thereof, I have hereunto subscribed my name and affixed my notarial seal on the day and year aforesaid.



Valerie Boyd
Notary Public
Notary's Resident County Daviess

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document unless required by law.

Bryan Busby

This instrument prepared by:
Bryan Busby
Continental Real Estate Services
9362 Dielman Industrial Drive
St. Louis, MO 63132