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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 023793

2015 APR 21 AM 11:51

MICHAEL B. BROWN
RECORDER

7

Tax ID Number(s):
26-32-0132-0030

45-07-18-156-006.000-023

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH THAT

Regions Bank

CONVEY(S) AND WARRANT(S) TO

Anselmo Zarate, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged, the following described REAL ESTATE in Lake County, in the State of Indiana, to wit:

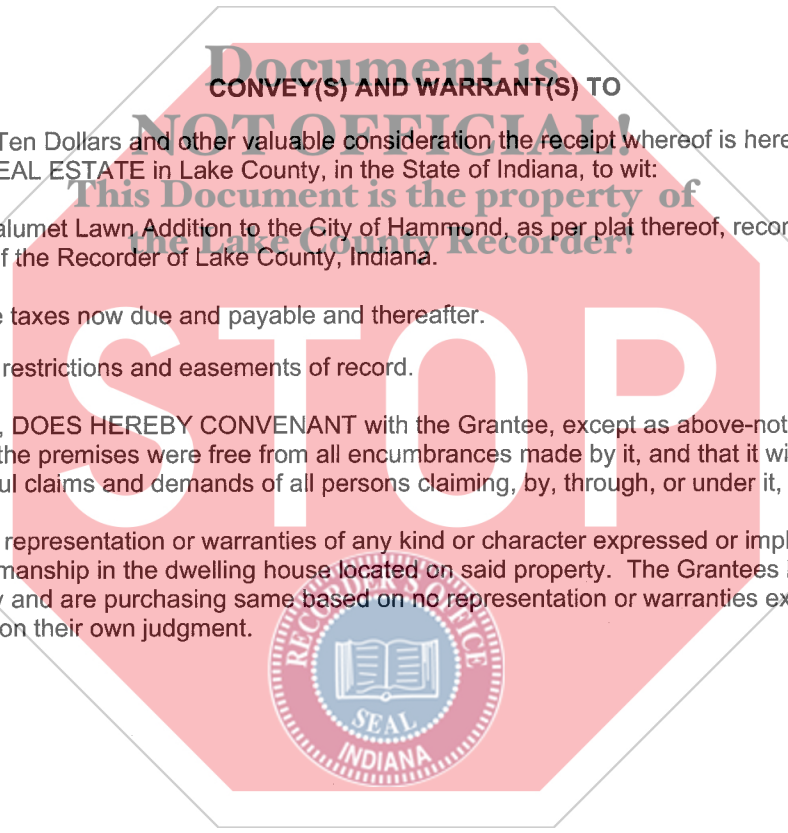
Lot 30 in Block 7 in Calumet Lawn Addition to the City of Hammond, as per plat thereof, recorded in Plat Book 17, page 2, in the Office of the Recorder of Lake County, Indiana.

Subject to Real Estate taxes now due and payable and thereafter.

Subject to covenants, restrictions and easements of record.

AND THE GRANTOR, DOES HEREBY CONVEY with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming, by, through, or under it, but against none other.

GRANTOR makes no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The Grantees have inspected and examined the property and are purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on their own judgment.



HOLD FOR MERIDIAN TITLE CORP

MTC File No.: 15-11780 (SWD)

Page 1 of 2

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

APR 16 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

20528

18.
MJB
PW

IN WITNESS WHEREOF, the Grantor has executed this deed this 3rd day of April, 2015

Regions Bank

[Signature]
By: Steven Purn
Title: Vice President

State of MS, County of Forrest ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Steven Purn, Vice President of **Regions Bank**, who acknowledged the execution of the foregoing Deed and who, having been duly sworn, stated that the representations therein contained are true.

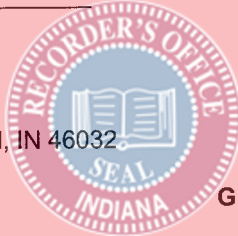
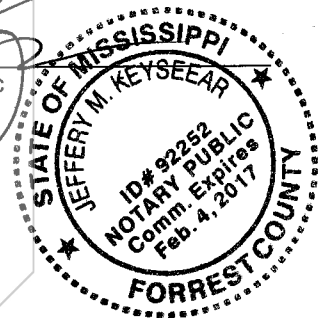
WITNESS, my hand and Seal this 3rd day of April, 2015.

My Commission Expires: 2/4/17

Signature of Notary Public

Jeffery M. Keysear
Printed Name of Notary Public

Forrest County, MS
Notary Public County and State of Residence



This instrument was prepared by:
Andrew R. Drake, Attorney-at-Law
11711 N. Pennsylvania St., Suite 110, Carmel, IN 46032

Property Address:
906 176th Street
Hammond, IN 46327

Grantee's Address and Mail Tax Statements To:

2125 Westpark
Whiting, IN 46394

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. Andrew R. Drake