

2015 026237

2015 MAY -1 AM 8:40

MICHAEL B. BROWN
RECORDER

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: Wilmington Savings Fund Society, FSB dba Christiana Trust as Trustee for HLSS Mortgage Master Trust for the benefit of the holders of the Series 2014- 1 Certificates issued by HLSS Mortgage Master Trust, hereinafter referred to as "Grantor", whose address is c/o Ocwen Loan Servicing, LLC, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409 for the sum of \$10.00 and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey to Secretary of Housing and Urban Development, its Successors and Assigns, hereinafter referred to as "Grantee", C/O Michaelson, Conner & Boul, 4400 Will Rogers Parkway, Suite 300, Oklahoma City, OK 73108, the following described real estate located in Lake County, State of Indiana, to wit:

Lot 60 in Hawthorne Hills Addition to the Town of Dyer as per the plat thereof, duly recorded in Plat Book 45, Page 93, in the Office of the Recorder of Lake County, Indiana, to which plat reference may be had for a more specific and complete description on the parcel hereby conveyed.

SUBJECT TO ALL LIENS, EASEMENTS AND ENCUMBRANCES OF RECORD.

Parcel #: 45-10-13-477-006000-004

More commonly known as: 626 Hillside Drive, Dyer, IN 46311

Subject to assessed but unpaid taxes, not yet delinquent, and subject also to easements and restrictions of record.

TO HAVE AND TO HOLD said premises with the appurtenances thereto, and all rents, issues and profits thereof to the said Grantee, his successors and assigns forever.

And the said Grantor does for itself, its successors and assigns, covenant with the said Grantee, his successors and assigns, that the said premises are free and clear from all encumbrances whatsoever, by, from, through or under the said Grantors, except current taxes and assessments due and not yet delinquent, and easements and restrictions of record, and that the said Grantor will forever warrant and defend the same, with the appurtenances thereunto belonging, unto said grantee, his successors, and assigns, against the lawful claims of all persons claiming by, from, through or under the said Grantors, except as stated above.

Sales tax should not be paid on this transaction, as the property is being purchased by the Buyer as a result of a mortgage foreclosure on the real estate described herein.

The undersigned person is executing and has the power to execute this Deed on behalf of said entity.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

20861

APR 29 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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DW

LES DISCLOSURE

Approved: _____
Deputy Auditor's Office

By: RB

IN WITNESS WHEREOF, Wilmington Savings Fund Society, FSB dba Christiana Trust as Trustee for HLSS Mortgage Master Trust for the benefit of the holders of the Series 2014- 1 Certificates issued by HLSS Mortgage Master Trust has caused this deed to be executed this 23 day of February 2015.

Wilmington Savings Fund Society, FSB dba Christiana Trust as Trustee for HLSS Mortgage Master Trust for the benefit of the holders of the Series 2014- 1 Certificates issued by HLSS Mortgage Master Trust by Ocwen Loan Servicing, LLC as attorney-in-fact

ATTEST: Daniel Delpesche **Document is NOT OFFICIAL!** Moraima Medina
Daniel Delpesche Name: Moraima Medina
Contract Management Coordinator Title: Contract Management Coordinator

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

This Document is the property of the Lake County Recorder!

Before me, a Notary Public in and for said County and State, personally appeared Moraima Medina; Daniel Delpesche as Contract Management Coordinator

respectively of Ocwen Loan Servicing, LLC as attorney-in-fact for Wilmington Savings Fund Society, FSB dba Christiana Trust as Trustee for HLSS Mortgage Master Trust for the benefit of the holders of the Series 2014- 1 Certificates issued by HLSS Mortgage Master Trust, and acknowledge the execution of the foregoing Special Warranty Deed for and on behalf of said entity, and who, having been duly sworn, stated that the representation therein contained are true and correct, to the best of their knowledge, information and belief. **Personally Known To Me**

IN WITNESS THEREOF, I have hereunto set my hand and Notarial Seal this 23 day of February 2015.

Sean Bishop
Notary Public

Place Notary Stamp Here

SEAN BISHOP
Notary Public - State of Florida
My Comm. Expires Jul 21, 2017
Commission # FF 029104
Bonded Through National Notary Assn.

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. - Robert Altman (29811-15)

This instrument prepared by: Reisenfeld & Associates, LPA LLC - Robert Altman (29811-15)
3962 Red Bank Road, Cincinnati, OH 45227

File No: 11-00193-12

Grantee Tax and Mailing Address: 4400 Will Rogers Parkway, Suite 300, Oklahoma City, OK 73108