2015 026635

2015 MAY - 5

File No: REO144376

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, that Fannie Mae a/k/a Federal National Mortgage Association, organized and existing under the laws of the United States of America, hereinafter "Grantor", whose address is P.O. Box 650043, Dallas, TX 75265-0043, hereby Conveys and Specially Warrants to Michael A. Wolf, married, Grantee, for the sum of Eleven Thousand Five Hundred and 00/100 Dollars, \$11,500.00 and other valuable consideration, the receipt of which is hereby acknowledged, the following described Real Property located in Lake County, Indiana:

Parcel 1:

The North 10 feet of Lot 16 in Block 1 in Stock Yards addition to Tolleston, in the City of Hobart, as per plat thereof, recorded April 14, 1891 in Plat Book 2 Page 48, in the Office of the Recorder of Lake County, Indiana.

Lot 1 in Block 1 in Resubdivision of Lots 12 and 14 Block 1; Lots 1 to 14, Block 2; Lots 1 to 14. Block 3 and Lots 1 to 14, Block 4 of the Stockyards Addition to Tolleston, in the City of Hobart, as per plat thereof, recorded April 23, 1926 in Plat Book 19 Page 35, in the Office of the Recorder of Lake County Indiana.

Parcel Number: 45-08-26-101-028:000 18 OF FICIAL!

Grantee's Mailing Address and Tax Mailing Address 18.9 P12 W 85 th Acente, School Me, OK 46375

Property Address is: 3710 Swift Street, Hobart, IN 46342 County Recorder!

Grantor covenants that it is seized and possessed of said land and has a right to convey it, and warrants title against the lawful claims of all persons claiming by, through and under Grantor, but not further otherwise.

Grantee herein shall be prohibited from conveying the Premises for a sales price of greater than \$13,800,00 for a period of three (3) month(s) from the date of this Special Warranty Deed. Grantee shall also be prohibited from encumbering the Premises with a security interest in the principal amount of greater than \$13,800.00 for a period of three (3) month(s) from the date of this Special Warranty 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.

The undersigned persons executing this deed on behalf of the Grantor represent and certify that they are (a) duly elected officers of Grantor and have been fully empowered, by a proper resolution of the Grantor, to execute and deliver this Deed; that Grantor has full capacity to convey the Real Property described herein; and that all necessary action for the making of such conveyance has been taken

IN WITNESS WHEREOF, Grantor has executed this deed

, 20 15

DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

MAY 01 2015

JOHN E. PETALAS LAKE COUNTY AUDITOR

01860

de 1815

GRANTOR

Fannie Mae aka Federal National Mortgage Association, organized and existing under the laws of the United States of America

By:

Stephen Walls, as authorized agent for Reisenfeld & Associates, LPA, LLC Attorney in Fact, Pursuant to Power of

Attorney Recorded as Instrument # 2014-017125 of the Records of Lake County, Indiana.

STATE OF ONIO

COUNTY OF Hamilton

Before me, a Notary Public in and for said County and State, personally appeared Stephen Walls, as authorized agent for Reisenfeld & Associates, LPA, LLC, Attorney in Fact, for Fannie Mae aka Federal National Mortgage Association, organized and existing under the laws of the United States of America who acknowledged the execution of the foregoing Special Warranty Deed for and on behalf of the Grantor herein, and who, being duly sworn stated that the representations therein contained are true.



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.

Robert E. Altman III, Attorney at Law (29811-15)

This Instrument Prepared by and under the direction of:

Reisenfeld & Associates, LPA, LLC Robert E. Altman III, Attorney at Law (29811-15) 3962 Red Bank Road Cincinnati, Ohio 45227 513-322-7000

