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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 070447

2015 OCT 16 AM 10:18

MICHAEL B. BROWN
RECORDER

Tax ID Number(s):
25-41-0123-0028

45-08-34-158-023.000-004

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH THAT

FANNIE MAE a/k/a FEDERAL NATIONAL MORTGAGE ASSOCIATION, P.O. Box 650043, Dallas, TX 75265-0043, a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, D.C.

CONVEY(S) AND WARRANT(S) TO

Jerry Irk, 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:

Lots 28 and 29, Block 8, Broadmoor Subdivision, in the City of Gary, as shown in Plat Book 18, page 15, in Lake County, Indiana.

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

Subject to covenants, restrictions and easements of record.

Grantee herein shall be prohibited from conveying captioned property for a sales price of greater than \$11,640.00 for a period of three months from the date of the recording of this deed. Grantee shall also be prohibited from encumbering subject property with a security interest in the principal amount of greater than \$11,640.00 for a period of three months from the date of the recording of this 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.

It is understood and agreed by the parties hereto that the title to the real estate herein conveyed is warranted only insofar as it might be affected by any act of the grantor during the grantor's ownership thereof and not otherwise.

This instrument is being executed under the authority granted by a Power of Attorney dated 12-3-13 and recorded 12-30-13 as Instrument Number 2013095106 in the office of the Recorder of Lake County, Indiana.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly authorized to act for the Grantor and have been fully empowered by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

MTC File No.: 15-18184

Page 1 of 2

HOLD FOR MERIDIAN TITLE CORP

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER
015910

OCT 14 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

18-
MT
An

IN WITNESS WHEREOF, the Grantor has executed this deed this 7 day of October, 2015.

FANNIE MAE a/k/a FEDERAL NATIONAL MORTGAGE ASSOCIATION

[Signature]
Printed: ROBERT S KRUSZYNSKI

By: Unterberg & Associates, P.C., as Attorney-in-Fact under POA recorded as Instrument No. 2013095160

State of Indiana, County of Lake ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named FANNIE MAE a/k/a FEDERAL NATIONAL MORTGAGE ASSOCIATION, by their attorney-in-fact, Unterberg & Associates PC by ROBERT S KRUSZYNSKI, 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 7 day of October, 2015.

My Commission Expires: _____
[Signature]
Signature of Notary Public

Printed Name of Notary Public _____

Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

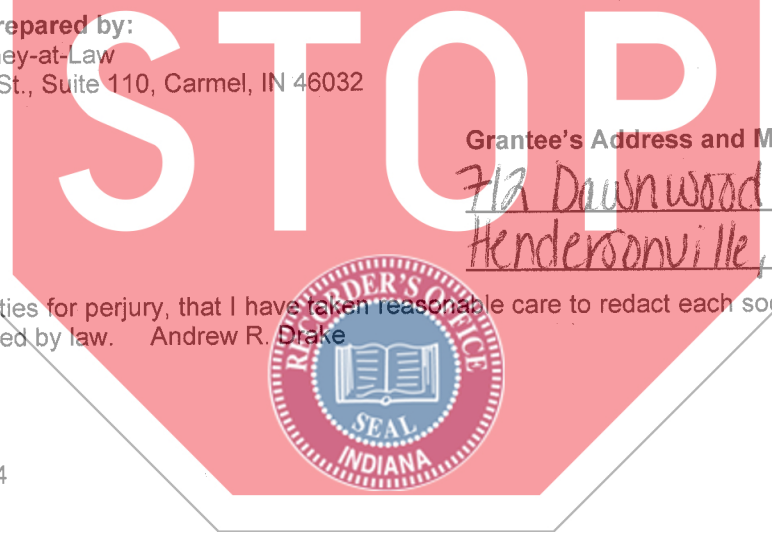
FREDDE NICHOLLS
Notary Public, State of Indiana
Lake County
My Commission Expires
August 01, 2022

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:
320 East 49th Avenue
Gary, IN 46409

Grantee's Address and Mail Tax Statements To:
712 Downwood Ln.
Hendersonville, NC. 28791



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