

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 072071

2015 OCT 23 AM 10:42

MICHAEL B. BROWN  
RECORDER

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1504614

After Recording Return To &  
Mail Tax Statements to Grantee:  
Howey Realty Investment, LLC  
1301 Ballybunion Court  
Dyer, IN 46311

Property Tax ID#: 45-07-26-377-009.000-006

CHICAGO TITLE INSURANCE COMPANY

**SPECIAL WARRANTY DEED**

**NOT OFFICIAL!**

This Document is the property of  
the Lake County Recorder.

This indenture made on this 21 day of October, 2015, witnesseth that BANK OF AMERICA, N.A., whose address is 16001 ~~N~~ Dallas Parkway, Addison, TX 75001, conveys and warrants to HOWEY REALTY INVESTMENT LLC, an Indiana limited liability company, of 1301 Ballybunion Court, Dyer, IN 46311, for and in consideration of Seventy-Five Thousand, Nine Hundred and 00/100 Dollars (\$75,900.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate located in Lake County in the State of Indiana to-wit:

Lot 9, Lawndale Terrace Addition in the Town of Griffith, as per plat thereof, recorded in Plat Book 34, Page 93, in the Office of the recorder of Lake County, Indiana.

**Property Address:** 1015 N. Lafayette St, Griffith, IN 46319

This being the same property conveyed to Grantor herein by Deed Recorded on 05/14/2015, as Instrument No. 2015-029937, Lake County Records.

Subject to all easements and rights of way of record, if any.

AND the Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey this land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and Grantor will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

*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.*

*Matthew J. Hosey* 10-6-15  
Signature

Matthew J Hosey  
Printed Name

016098

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER  
OCT 21 2015  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

18  
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Grantor certifies that the above described real estate is not "property" as defined in I.C. 13-7-22.5-6. It has not been used as a landfill or dump, contains no underground has storage tank(s) and contains no hazardous wastes. Thus, no disclosure statement, as required by I.C. 13-7-22.5-1 et seq. is required.

IN WITNESS WHEREOF, Grantor has executed this deed this 6th day of October, 2015.

BANK OF AMERICA, N.A.

By: [Signature] <sup>10-6-15</sup> Title: Assistant Vice President (AVP)  
Matthew J Hosey  
Printed Name

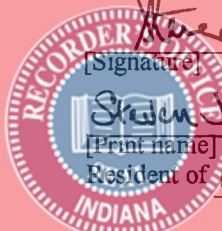
STATE OF Pennsylvania } ss  
COUNTY OF Allegheny }

Subscribed to before me, the undersigned notary public, on this 6th day of October, 2015, by Matthew J Hosey, who is a/the AVP of BANK OF AMERICA, N.A., who acknowledged the execution of the above as Grantor's voluntary act and deed, and under the penalties of perjury, affirmed the truth of all of the above.

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL  
STEVEN JAMES GOGARTY, NOTARY PUBLIC  
CITY OF PITTSBURGH, ALLEGHENY COUNTY  
MY COMMISSION EXPIRES MAY 28, 2019

NOTARY PUBLIC



[Signature] <sup>10-6-15</sup>  
[Signature]  
Steven James Gogarty  
[Print name]  
Resident of Allegheny County, Pennsylvania

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

Prepared by: Express Legal Dox, LLC c/o John P. Rupcich, Esq.  
9120 Connecticut Drive Suite G, Merrillville, IN 46410  
Phone: 1-866-878-9765