

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 072095

2015 OCT 23 AM 10:49

MICHAEL B. BROWN
RECORDER

MAIL TAX STATEMENTS TO:
U.S. Department of Housing and Urban Development
Michaelson, Conner, and Boul
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108

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SPECIAL WARRANTY DEED

Ball-083509F01/WFF.

KNOW ALL MEN BY THESE PRESENTS: That Wells Fargo Bank, N.A., hereinafter referred to as "Grantor", for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey to the Secretary of Housing and Urban Development, his Successors and Assigns, hereinafter referred to as "Grantee", the following described real estate located in Lake County, State of Indiana, to-wit:

The East 10 feet of Lot 17, and Lot 18, Except the East 75 feet thereof in Block 6 in Resubdivision of Garden Homes as per plat thereof recorded September 1, 1937 in Plat Book 23, page 55, in the Office of the Recorder of Lake County, Indiana.

More commonly known as 3689 E 36th Ave, Lake Station, IN 46405-3145
Parcel No. 45-08-24-378-016.000-020

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, its 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 payable and not yet delinquent, and easements and restrictions of record, and that the said Grantors will forever warrant and defend the same, with the appurtenances thereunto belonging, unto said Grantee, their successors and assigns, against the lawful claims of all persons claiming by, from, through or under the said Grantors, except as stated above.

And the said Grantor certifies, under oath, that no Gross Income Tax is due and owing to the State of Indiana, by reason of this transaction. The undersigned person executing this Deed on behalf of said Grantor represents and certifies that he/she has been fully empowered, by proper Resolution of the Board of Directors of said Grantor, to execute and deliver this Deed pursuant to the Power of Attorney referenced below and said Power of Attorney remains in full force and effect and has not been terminated or rescinded by either party; that the Grantor has full capacity to convey the real estate described herein, and that all necessary action for the making of such conveyance has been taken and done.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

OCT 22 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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CK- 1203317
DN

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