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2015 072967

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 OCT 29 AM 8:38

MICHAEL B. BROWN
RECORDER

After Recording Return To:

Sojourners Title Agency
3962 Red Bank Rd.
Cincinnati, OH 45227
RED 154687

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PROPERTY APPRAISAL (TAX/APN) STATE PARCEL IDENTIFICATION NUMBER
45-06-13-256-009.000-023

SPECIAL WARRANTY DEED

The Bank of New York Mellon fka The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2006-21, whose mailing address is **8742 Lucent Blvd., Ste. 300, Highlands Ranch, CO 80129**, hereinafter Grantor, for Thirty Two Thousand and 00/100 Dollars, \$32,000.00, in consideration paid, conveys and specially warrants to **Joel Mance, 2830 St. Francis Dr, Schererville, IN 46375**, hereinafter Grantee, the real property described on Exhibit A and known as **7612 Jackson Avenue, Hammond, IN 46324**, and Grantor shall warrant and defend title to the same unto the Grantee against every person lawfully claiming or to claim the whole or any part thereof by, through or under the Grantor, but not otherwise.

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

Prior instrument reference: 2015-030028

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

OCT 28 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

AMOUNT \$ 22
CASH _____ CHARGE _____
CHECK # 51518
OVERAGE _____
COPY _____
NON-COM _____
CLERK am

05021

E

Executed by the undersigned on October 5, 2015 :

GRANTOR:

The Bank of New York Mellon fka The Bank of New York,
as Trustee for the Certificateholders of the CWABS, Inc.,
Asset-Backed Certificates, Series 2006-21 by Specialized Loan
Servicing LLC, as Attorney in Fact

Ashlee Randall, Second Assistant Vice President
Specialized Asset Management, LLC
as Attorney in Fact
For Specialized Loan Servicing, LLC

By: [Signature]
Specialized Asset Management LLC, as Attorney in Fact for
Specialized Loan Servicing, LLC.

STATE OF COLORADO
COUNTY OF DOUGLAS

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2015 04 2275

The foregoing instrument was acknowledged before me on October 5, 2015 by
Ashlee Randall (name) its 2AVP (title) on
behalf of Specialized Loan Servicing, LLC as Attorney in Fact for The Bank of New York
Mellon fka The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc.,
Asset-Backed Certificates, Series 2006-21 by Specialized Asset Management, LLC, as Attorney
in Fact for Specialized Loan Servicing, LLC, who is personally known to me or has produced
personal knowledge as identification, and furthermore, the aforementioned
person has acknowledged that his/her signature was his/her free and voluntary act for the purposes
set forth in this instrument.

[Signature]
Notary Public



ALEXANDER S ASINOF
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20154034451
COMMISSION EXPIRES 08/31/2019

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.
Joel F. Bornkamp, Attorney at Law (27410-49)

This instrument prepared by:
Joel F. Bornkamp, Attorney at Law (27410-49)

3962 Red Bank Rd., Cincinnati, OH 45227

Send tax statements to Grantee at 2330 St. Francis Dr, Schererville, IN 46375

Exhibit A
Legal Description

Lot 19 in the Resubdivision of Lots 5, 6, 7, 8 and 9 in F.J. Wachewicz South View Addition to Hammond, as per plat thereof, recorded in Plat Book 20, Page 47, in the Office of the Recorder of Lake County, Indiana.

Parcel Number: 45-06-13-256-009.000-023

Commonly known as: 7612 Jackson Avenue, Hammond, IN 46324

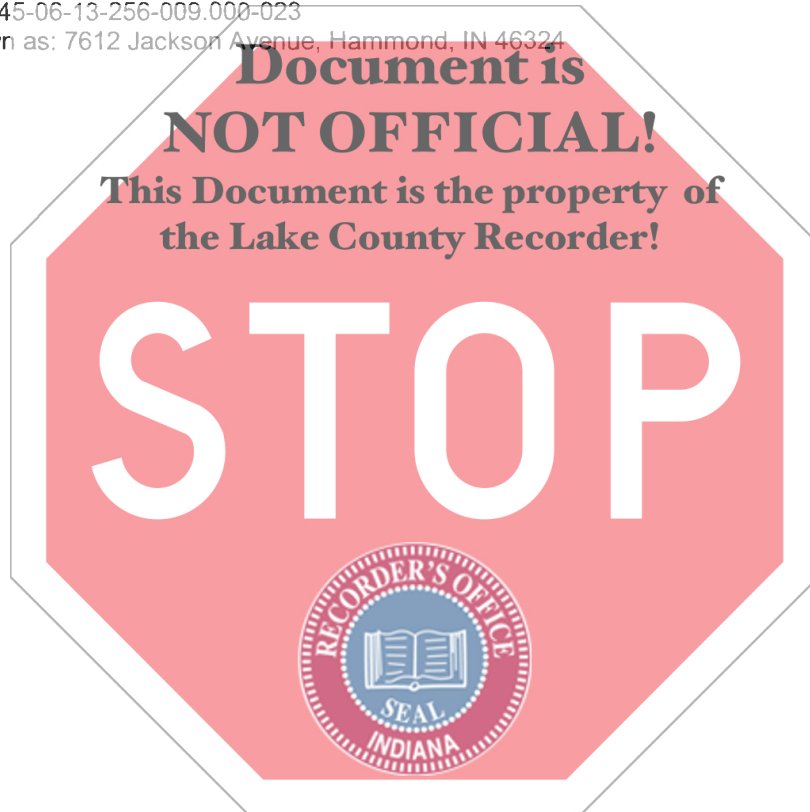


Exhibit B
Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

