2015 073086

STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

2015 OCT 29 AM 10: 33

MICHAEL B. BROWN RECORDER

FHA Case No.: 156-031626



State of Indiana

## SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH: Secretary of Housing and Urban Development or his successors, party of the first part, and his/her/their heirs and assigns, party(ies) of the second part (hereinafter called "Grantor") conveys and specially warrants against all persons claiming by, through or under him to:

Nancy E. Cergizan, Single Person

## Document is

(hereinafter called "Grantee") for and inconsideration of Ten Dollars \$10.004 and other valuable considerations, the receipt thereof is hereby acknowledged, the following described real estate in the State of Indiana, County of Lake to-wit: The southerly 25.38 feet of Lot 165 (as measured at 90 degrees and parallel to the South Line of Lot 165) in Rockwell Subdivision Phase 2, an addition to the Town of Dyer, as per plat thereof: recorded in Plat Book 97, Page 11, in the Office of the Recorder of Lake County, Indiana. As per the Legal Description attached hereto and made a part hereof by this reference

Parcel Number: 45-11-07-302-014.000-034

Property Address: 903 Flagstone Drive, Dyer, IN 46311

Tax Mailing Address: 903 Flagstone Drive, Dyer, IN 46311

Grantee Address: 903 Plagstone Drive, Dyer, IN 4631

THIS DEED IS NOT TO BE EFFECTIVE UNTIL

BEING the same property acquired by the Cranton pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Austria and Urban Development Act (79 Stat. 667).

SUBJECT to all covenants, restrictions, reservations, easements, conditions and rights appearing of record; and SUBJECT to any state of facts an accurate survey would show.

GRANTOR certifies that he acts in his capacity as agent for the United States of America and that no Gross Income Tax is due or payable in respect to any transfer made by this deed.

FIDELITY NATIONAL TITLE COMPANY HUD 150058

Deed-Special Warranty HUD - Buyer Select

DULY ENTERED FOR TAXATION SUBJECT FINAL ACCEPTANCE FOR TRANSFER

OCT 26 2015

JOHN E. PETALAS LAKE COUNTY AUDITOR

HUD150058

016175



Buyer's Acknowledgment:

Many E. Ceryegen

Nancy E. Cergizan



Secretary of Housing and Urban Development

Printed Name:

Title:

Designated Signatory for

Pemco, Ltd.

Authorized Agent of the U.S. Document Descriment of Housing and Urban

Development

This Document is the property of the Lake County Recorder!

STATE OF	GA	_)
COUNTY OF_	Cobb	) ss )

Before me, the undersigned, a Novary Public in and for said county and state, personally appeared a Designated Signatory for Pemco, Ltd., Authorized Agent Or Cat Land the person who executed the foregoing instrument for the Secretary of Housing and Urban Devel the authority vested in him/her by the bearing the date of delegation of authority published at and acknowledged that he/she executed the foregoing instrument for and on be WITNESS by hand and official see, higher Corner, 2015. AL SEAL) SHARON LEE NOTARY PUBLIC COBB COUNTY, GEORGIA MY COMMISSION EXPIRES JANUARY 21, 2019 NOTARY PUBLIC My Commission Expires: County of Residence: 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. (Rose Kuckson) This instrument was prepared by:

Timothy R. Kuiper

Austgen Kuiper Jasaitis PC

130 N. Main Street, Crown Point, IN 46307

Telephone: 219-663-5600