

2015 081898

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 DEC -8 PM 3:47

MICHAEL B. BROWN
RECORDER

Commitment Number: 3371198
Seller's Loan Number: 7600047258

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

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NOT OFFICIAL!**

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the Lake County Recorder!**

Grantee Address/Mail Tax Statements To: Robert J. Carlson and Wendy A. Carlson, 7204
MADISON AVE., HAMMOND, IN 46324

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
45-06-12-481-011.000-023

STOP

SPECIAL WARRANTY DEED

WILMINGTON SAVINGS FUND SOCIETY, FSB, doing business as CHRISTIANA TRUST, not in its individual capacity but solely as Trustee for BCAT 2014-4TT, whose mailing address is 15480 Laguna Canyon Road, Suite 100, Irvine, CA 92618, hereinafter grantor, for \$64,900.00 (Sixty Four Thousand Nine Hundred Dollars and Zero Cents) in consideration paid, conveys and warrants, with covenants of special warranty to Robert J. Carlson and Wendy A. Carlson, hereinafter grantees, whose tax mailing address is 7204 MADISON AVE., HAMMOND, IN 46324, the following real property:

All that certain parcel of land situate in the County of Lake and State of Indiana being known and designated as follows: LOT 1 IN BLOCK 1 IN GUSTAV ZACHAU'S 2ND ADDITION TO HAMMOND AS PER PLAT THEREOF RECORDED IN PLAT BOOK 20, PAGE 17 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.
Property Address is: 7204 MADISON AVE., HAMMOND, IN 46324

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

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

DEC 08 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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82000
E # 286165
M.E

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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: **2015045053**



Executed by the undersigned on August 24, 2015:

WILMINGTON SAVINGS FUND SOCIETY, FSB, doing business as CHRISTIANA TRUST, not in its individual capacity but solely as Trustee for BCAT 2014-4TT, by Rushmore Loan Management Services LLC, Appointed As Attorney In Fact

By: *Brandee Conrad*

Printed Name: Brandee Conrad
Assistant Vice President

Its: _____

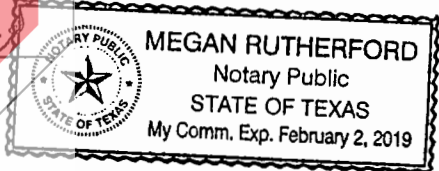
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STATE OF Texas **This Document is the property of**
COUNTY OF Harris **the Lake County Recorder!**

The foregoing instrument was acknowledged before me on August 24, 2015 by Brandee Conrad its AVP on behalf of WILMINGTON SAVINGS FUND SOCIETY, FSB, doing business as CHRISTIANA TRUST, not in its individual capacity but solely as Trustee for BCAT 2014-4TT, by Rushmore Loan Management Services LLC, Appointed As Attorney In Fact who is personally known to me or has produced _____ 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.



Megan Rutherford
Notary Public



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.

By: *Aaron Avery*

Print Name

This instrument prepared by: Jay A. Rosenberg, Esq., and Jacqueline Meyer Goldman, Esq., (Indiana Bar Number: 22724-53), Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.