

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2016 033935

2016 JUN -2 AM 9:30

MICHAEL B. BROWN  
RECORDER

Parcel No: 49-07-11-108-009.000-407

**SPECIAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That **U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust**, organized and existing under the laws of the United States of America ("Grantor"), for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby convey and specially warrant to **Miller E. Blackwell** ("Grantee"), the following described real estate located in Lake County, State of Indiana:

Lot 180 in Fifield's Forest Hills Addition, as per plat thereof, recorded in Plat Book 25, Page 3, in the Office of Recorder of Lake County, Indiana.

Commonly known as: 39 Deerpath Road, Merrillville, IN 46410

Subject to (i) all easements, highways, rights-of-way, covenants, conditions, restrictions and other limitations of record, if any; (ii) all real estate taxes and assessments due for the year 2015 and payable in 2016 and thereafter, (iii) all matters which would be disclosed by an accurate survey and physical inspection of the Real Estate; and (iv) the interests of any tenant(s) in possession of the Real Estate.

Grantor, as its sole warranty herein, specially warrants to Grantee, and to Grantee's successors and assigns, that Grantor will forever defend title to the Real Estate (subject to the matters to which the conveyance is hereinabove made subject) against those claims, and only those claims, of all persons who shall claim title to or assert claims affecting the title to the Real Estate, or any part thereof, by, through, under, or based upon the acts of, Grantor, but none other.

The undersigned person executing this Deed on behalf of Grantor represents and certifies that he has been fully empowered 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of Attorney referenced below and said Power of Attorney remains in full force and effect and has not been terminated or rescinded by either party; that Grantor has full capacity to convey the real estate described herein, and that all necessary action for the making of such conveyance has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

MAY 31 2016

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

23043

AMOUNT \$ 20 -  
CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
CHECK # 9088  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK MB

E



**Mail Tax Statements:**

Name: Miller E Blackwell  
Mailing Address: 39 Deerpath Rd  
Merrillville In 46410

**Grantee's Address:**

39 Deerpath Rd  
Merrillville, IN 46410

This instrument prepared by Dean Lopez, Attorney at Law based upon a commitment for title insurance furnished by Statewide Title Company under commitment number 16000702-C.

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. — Dean Lopez

Return deed to Statewide Title Company, 6525 E. 82nd St., Ste. 110, Indianapolis, IN 46250.

