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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 048801

2016 AUG -2 AM 9: 26

MICHAEL B. BROWN
RECORDER

State of Indiana

FHA Case No.: 151-704839

SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH: Secretary of Housing and Urban Development of Washington, D.C., 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 **Heriberto Mendez-Hernandez, Single Person** (hereinafter called "Grantee") for and in consideration of Ten Dollars (\$10.00) 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 North half of Lot 7 in Block 3 in the Reclamation of Hoffman's First Addition to Hammond, as per plat thereof, recorded in Plat Book 1 page 100, in the Office of the Recorder of Lake County, Indiana.

Parcel No.: 45-02-25-453-014-000-028

Property Address: 4723 Towle Ave, Hammond, IN 46327

Tax Mailing Address: 1425 Fishrupp Ave, Whiting, IN 46394

Grantee Address: 1425 Fishrupp Ave, Whiting, IN 46394

THIS DEED IS NOT TO BE EFFECTIVE UNTIL July 27, 2016

BEING the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing 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.

The undersigned has set his hand and seal as the authorized agent for and on behalf of the said Secretary of Housing and Urban Development under authority and by virtue of the delegation of authority published at 70 FR 43171 (July 26, 2005).

BUYER(S) ACKNOWLEDGEMENT:

Heriberto Mendez-Hernandez
1425 Fishrupp Avenue
Whiting, IN 46394

Heriberto Mendez-Hernandez
Heriberto Mendez-Hernandez

LIBERTY TITLE & ESCROW

T8V16002175-F

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By: *[Signature]*

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AUG 02 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

18-
LT
AM

24906

Secretary of Housing and Urban Development

By: Larry Sanders
Sign
Larry Sanders
Print

Title: Designated Signatory for
Sage Acquisitions, HUD's Asset
Management Company

STATE OF Georgia
COUNTY OF Cobb

ISS:

Document is

NOT OFFICIAL!

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Larry Sanders, a Designated Signatory for Sage Acquisitions and Authorized Agent for the Secretary of Housing & Urban Development of Washington, D.C., and the person who executed the foregoing instrument bearing the date of July 26 day of the month of July 2010 by virtue of the authority vested in me by the delegation of authority published at 70 FR 43171 (July 26, 2005), and acknowledged that he/she executed the foregoing instrument for and on behalf of the Secretary of Housing and Urban Development.

WITNESS my hand and official seal, this 27 day of July, 2010

(OFFICIAL SEAL)

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. *Lisa A. Palmer*

This instrument was prepared by:
Phillip A. Norman, Esq., 2100 N. Calumet Ave., Valparaiso, IN 46383
Telephone 219-246-2240

