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2016 058378

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 AUG 26 AM 10:06

MICHAEL B. BROWN
RECORDER

State of Indiana

FHA Case No.: 151-708629

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 **Armando Serna, Married** (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 South Half of Lot Number Ten (10) in Block Number Three (3), as marked and laid down on the recorded Plat of Hartman's Gardens Addition to Hessville, in the City of Hammond, Lake County, Indiana, as the same appears of record in Plat Book 14, Page 22, in the Office of the Recorder of Lake County, Indiana.

Parcel Number: 45-07-09-257-017.000-023

Property Address: 6834 Arizona Avenue, Hammond, IN 46323

Tax Mailing Address: 6834 Arizona Avenue, Hammond, IN 46323

Grantee Address: 6834 Arizona Avenue, Hammond, IN 46323

THIS DEED IS NOT TO BE EFFECTIVE UNTIL January 28, 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:

Armando Serna



DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AUG 25 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

25477

AMOUNT \$ 18.00
CASH _____ CHARGE _____
CHECK# 530106
OVERAGE _____
E COPY _____
NON-CONF _____
DEPUTY AS

CERTIFIED TRUE COPY

Secretary of Housing and Urban Development

By: _____
 Sign Home Telos, LP as Asset Manager
 Contractor for C-OPC-23892

Print _____
 For HUD by: Ron Hutchison

Title: Designated Signatory for HomeTelos, LP, HUD's Asset Management Company
 Ron Hutchison, Senior Project Manager

STATE OF Tennessee)
)SS:
 COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared RON HUTCHISON, a Designated Signatory for HomeTelos, LP 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 1-20-16 by virtue of the authority vested in him/her 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 19th day of June, 2016

(OFFICIAL SEAL)

This Document is the property of the Lake County Recorder!

NOTARY PUBLIC

My Commission Expires: 11/9/18
 County of Residence: Sumner



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.
 Jeffrey R. Slaughter, Attorney at Law, 8310 Allison Pointe Boulevard, Suite 204, Indianapolis, Indiana 46250

This instrument was prepared by:
 Jeffrey R. Slaughter, Attorney at Law
 8310 Allison Pointe Boulevard, Suite 204
 Indianapolis, Indiana 46250
 Telephone (317)-579-0816

