

2/1
2

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 058380

2016 AUG 26 AM 10:07

MICHAEL B. BROWN
RECORDER

State of Indiana

FHA Case No.: 151-809818

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 **Daniel S. Castelan** (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:

Part of the North 29 1/3 rods of the South 1/2 of the Northeast 1/4 of Section 2, Township 35 North, Range 8 West of the 2nd principal Meridian, Described as follows: Commencing at the Southeast corner of the North 29 1/3 Rods of said South 1/2, Northeast 1/4; thence North 88° 44' 48" West along the South line of said North 29 1/3 rods, 1,641.78 feet to the point of beginning; thence North 00° 19' 10" East parallel to the West line of the Northeast 1/4 of said Section 2, a distance of 216 feet; thence North 88° 44' 48" West parallel to the North line of said South 1/2, Northeast 1/4, 1008.33 feet to the West line of the Northeast 1/4 of said section 2; thence South 00° 19' 10" West along the West line of the Northeast 1/4 of said Section 2, a distance of 216 feet to the South line of the North 29 1/3 rods; thence South 88° 44' 48" East 1008.33 feet more or less to the point of beginning, in Lake County, Indiana.

Parcel Number: 48-12-02-251-002-000-018

Property Address: 5529 South Liverpool Road, Hobart, IN 46342

Tax Mailing Address: 5529 South Liverpool Road, Hobart, IN 46342

Grantee Address: 5529 South Liverpool Road, Hobart, IN 46342

THIS DEED IS NOT TO BE EFFECTIVE UNTIL March 1, 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:


Daniel S. Castelan



DUPLICATE ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

AUG 25 2016

25479

JOHN E. PETALAS
LAKE COUNTY AUDITOR

AMOUNT \$ 18.00
CASH CHARGE
CHECK# 530131
OVERAGE
COPY
NON-CONF
DEPUTY JAS

CERTIFIED TRUE COPY

Secretary of Housing and Urban Development

By: [Signature]
Print Tristan Black

Title: Designated Signatory for
Peano, Ltd., HUD's Asset
Management Company

STATE OF GA)
COUNTY OF COB)SS:

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Tristan Black, Designated Signatory for Peano, Ltd. 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 2-20-16 by virtue of the authority vested in him/her by the delegation of authority published at 70 FR 43175 (July 23, 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 20 day of FEB, 2016.



SHAQON 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.
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

