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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2016 067850

2016 OCT -6 AM 11:11

MICHAEL B. BROWN
RECORDER

AFTER RECORDING RETURN TO:
BAY NATIONAL TITLE CO.
13577 FEATHER SOUND DRIVE, STE. 250
CLEARWATER, FL 33762
File No. BAH-36481

ADDRESS OF GRANTEE:
MAIL TAX STATEMENTS TO:
WILLIE JAMES SIMMONS
615 E. 101ST PL
CHICAGO, IL 60628

Parcel ID No.: 45-09-06-250-027-000-004

**Document is
NOT OFFICIAL!**

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the Lake County Recorder!**

SPECIAL WARRANTY DEED

THIS DEED made and entered into on this 20th day of July, 2016, by and between **CARRINGTON MORTGAGE SERVICES, LLC**, a mailing address of 1600 DOUGLAS ROAD, SUITE 200A, ANAHEIM, CA 92806 hereinafter referred to as Grantor(s) and **WILLIE JAMES SIMMONS, A MARRIED MAN**, a mailing address of 615 E. 101ST PL, CHICAGO, IL 60628, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor, for and in consideration of the sum of **THIRTY-TWO THOUSAND FOUR HUNDRED THIRTY AND 00/100 (\$32,430.00) DOLLARS**, cash in hand paid, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee(s) the following described real estate located in LAKE County, INDIANA:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

PROPERTY COMMONLY KNOWN AS: 394 HANCOCK STREET, GARY, INDIANA

Subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

Prior instrument reference: DOCUMENT NO. 2015044684, Recorded: 07/17/2015

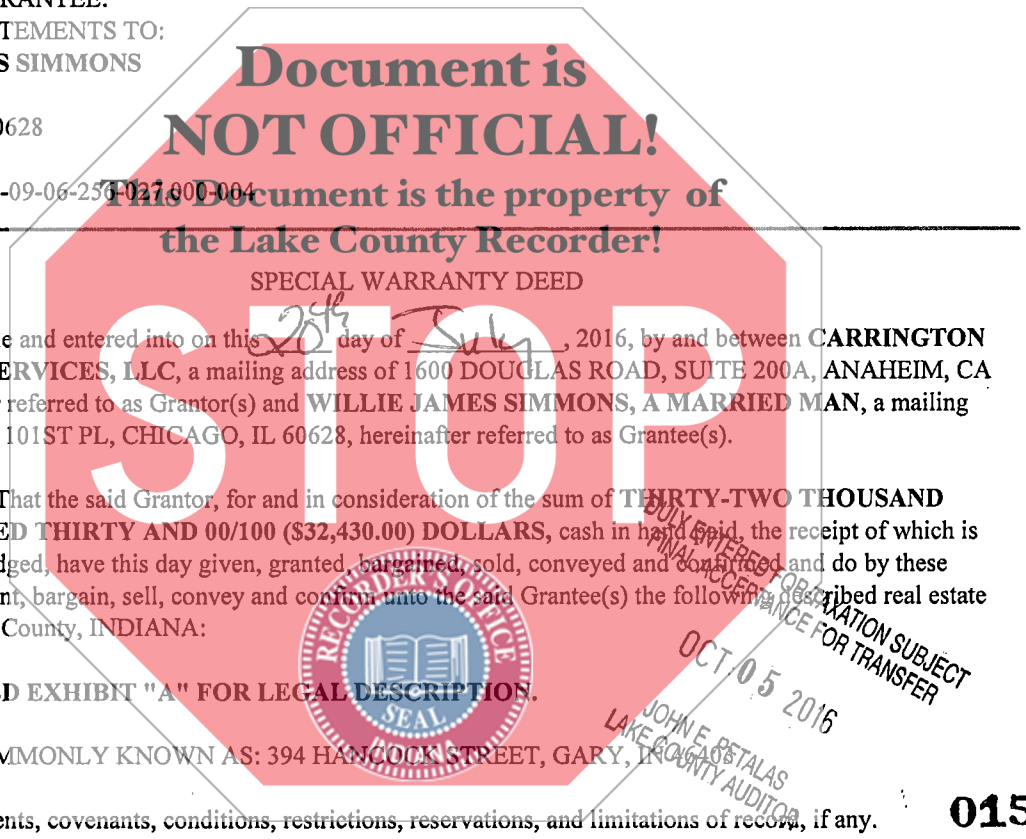
TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in fee simple.

And the Grantor hereby covenants with said Grantee that the grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

\$00.00

162983

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IN WITNESS WHEREOF, the said Grantor has hereunto set their hand and seal on this 20th day of July, 2016.

CARRINGTON MORTGAGE SERVICES, LLC

BY: [Signature]
PRINT NAME: Anthony DeRosa
TITLE: Vice President

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

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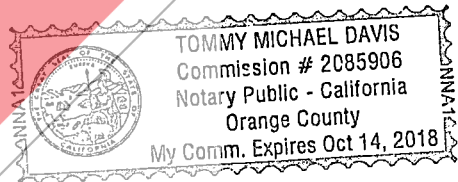
STATE OF CALIFORNIA
COUNTY OF Orange

On this 20th Day of July before me, Tommy Michael Davis Notary Public, (insert Name of Notary Public and Title), personally appeared Anthony DeRosa, who proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]
(SIGNATURE OF NOTARY) (SEAL)



No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and/or their agents; no boundary survey was made at the time of this conveyance.

Prepared by: LISA CAPITOS, ESQ., 8940 MAIN STREET, CLARENCE, NY 14031, 716-634-3405

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 CAPITOS, ESQ.

EXHIBIT A
LEGAL DESCRIPTION

LOT 11, EXCEPT THE NORTH 42 FEET THEREOF, AND LOT 12 IN BLOCK 24 IN DALY'S FIRST ADDITION TO MILLER, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE 34, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PARCEL ID NUMBER: 45-09-06-256-027.000-004

PROPERTY COMMONLY KNOWN AS: 394 HANCOCK STREET, GARY, IN 46403

