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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 006186

2017 JAN 27 AM 8:43

MICHAEL B. BROWN
RECORDER

After Recording Return To:

Sojourners Title Agency
3962 Red Bank Rd.
Cincinnati, OH 45227
RE0165263

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PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
45-07-06-176-034.000-023

SPECIAL WARRANTY DEED

The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2006-14, whose mailing address is c/o Specialized Loan Servicing, LLC, 8742 Lucent Blvd., Ste. 300, Highlands Ranch, CO 80129, hereinafter Grantor, for Twenty Five Thousand and 00/100 Dollars, \$25,000.00, in consideration paid, conveys and specially warrants to **Martin Esparza Jr. and Hector Vinicio Moreta Solis, for their joint lives remainder to the survivor of them,** hereinafter Grantee, the real property described on Exhibit A and known as **1045 Lyons, Hammond, IN 46320,** and Grantor shall warrant and defend title to the same unto the Grantee against every person lawfully claiming or to claim the whole or any part thereof by, through or under the Grantor, but not otherwise.

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

Prior instrument reference: 2016037209

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JAN 25 2017

000395

JOHN E. PETALAS
LAKE COUNTY AUDITOR

AMOUNT \$ 22-
CASH _____ CHARGE _____
CHECK # 60723
OVERAGE d
COPY _____
NON-COM _____
CLERK AM E

Executed by the undersigned on this 22 day of December, 2016:

GRANTOR:

The Bank of New York Mellon EKA The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2006-14 by Specialized Loan Servicing, LLC as Attorney in Fact POA: 2015 042275

By: _____
Specialized Asset Management LLC, as Attorney in Fact for Specialized Loan Servicing, LLC POA: 2015 078140

Jeff Harvish, Assistant Vice President
Specialized Asset Management, LLC
as Attorney in Fact
For Specialized Loan Servicing, LLC

STATE OF Colorado
COUNTY OF _____

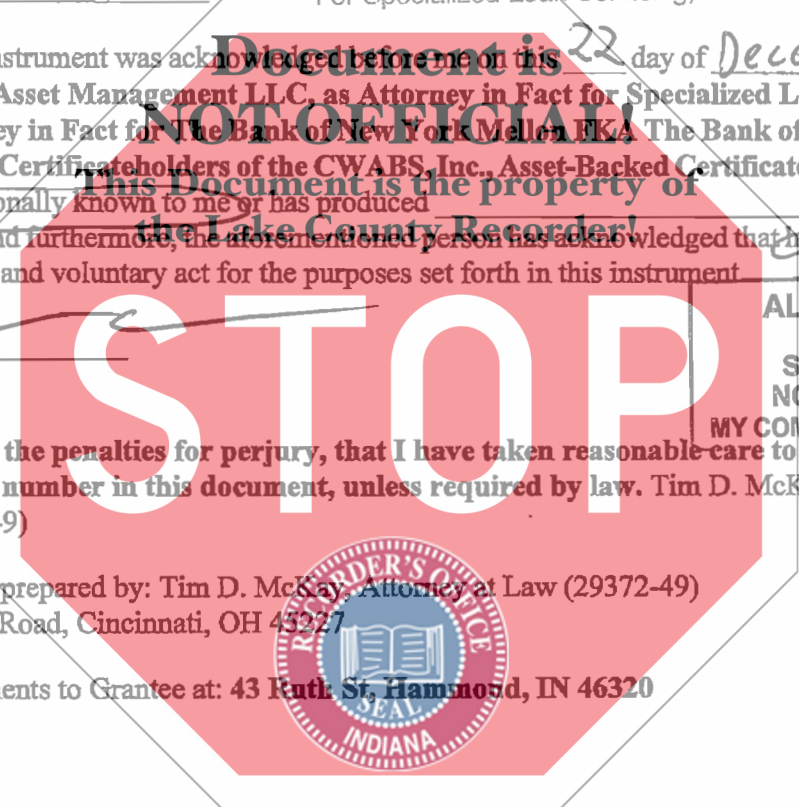
The foregoing instrument was acknowledged before me on this 22 day of December, 2016 by **Specialized Asset Management LLC, as Attorney in Fact for Specialized Loan Servicing, LLC as Attorney in Fact for The Bank of New York Mellon EKA The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2006-14**, who is personally known to me or has produced identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Notary Public

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. Tim D. McKay, Attorney at Law (29372-49)

This instrument prepared by: Tim D. McKay, Attorney at Law (29372-49)
3962 Red Bank Road, Cincinnati, OH 45227

Send tax statements to Grantee at: 43 Ruth St, Hammond, IN 46320



ALEXANDER S ASINOF
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20154034451
MY COMMISSION EXPIRES 08/31/2019



Exhibit A
Legal Description

Lot 19, Block 3, Maywood Addition to Hammond, as shown in Plat Book 11, Page 32, in the Office of the Recorder of Lake County, Indiana

Parcel Number: 45-07-06-176-034.000-023

Commonly known as: 1045 Lyons Street, Hammond, IN 46320



Exhibit B
Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, codes, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

