

2017 006881

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 JAN 31 AM 11:23

MICHAEL B. BROWN
RECORDER

State of Indiana

FHA #151-85253

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 Housemart, Inc. (hereinafter called "Grantee") for and in consideration of to 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:

As per the Legal Description attached hereto as Exhibit "A" and made a part hereof by the reference

Parcel Number: Treasurer's Key No. 45-08-25-128-008.000-018
45-08-25-128-009.000-018

Property Address: 3860 Brown Street, Hobart, IN, 46342

Tax Mailing Address: 2929 Jewett Ave., Highland, IN 46322

Grantee Address: 2929 Jewett Ave., Highland, IN 46322

THIS DEED IS NOT TO BE EFFECTIVE UNTIL: 01/26/17
Document is the property of the Lake County Recorder!

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 and accurate survey would show.

GRANTOR certifies the 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:

Manuel Garcia, Jr.
Housemart, Inc.
Manuel Garcia, Jr.
Authorized Agent



Hold for:
INDIANA TITLE NETWORK COMPANY
325 N. MAIN STREET
CROWN POINT, IN 46307
2016-58106-02

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JAN 31 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR
IMCK#
25462

020808

\$20.00
M-Z

Secretary of Housing and Urban Development

By: Larry Sanders
Signature

Print Larry Sanders
As HUD's Designated Agent

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

STATE OF GA
COUNTY OF Cobb

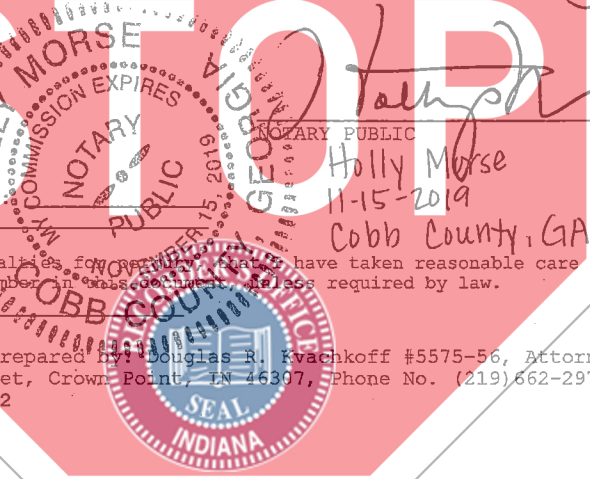
Document is
NOT OFFICIAL

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 01/26/17 by virtue of the authority vested in him/her by the Secretary of Housing and Urban Development 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 23 day of January, 2017.

(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.

Andrea Armstead

This Instrument was prepared by: Douglas R. Kvachkoff #5575-56, Attorney at Law, 325 N. Main Street, Crown Point, IN 46307, Phone No. (219) 662-2977
File No. 2016-58106-02

"LEGAL DESCRIPTION"

The South 70 feet of the East 125 feet of the East half of Block 3 as shown on the recorded plat of Roachdale Farm, in the City of Hobart recorded in Plat book 14, page 7 in the Office of the Recorder of Lake County, Indiana.

Commonly known as 3860 Brown Street, Hobart, IN 46342

