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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 008921

2017 FEB 10 AM 8:38

MICHAEL B. BROWN
RECORDER

[this space for recording information]

After Recording Return to:

True Concept Title

Mail Tax Statements to:

c/o Kondaur Capital Corporation 333 South
Anita Drive, Suite 400 Orange, CA 92868

2196 Main Street Suite B
Dunedin, FL 34698

Document is NOT OFFICIAL
I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law.
This Document is the property of the Lake County Recorder!

Sidwell No. : 45-19-22-452-004.000-038

T-IN27840

WARRANTY DEED IN LIEU OF FORECLOSURE

This indenture witnesseth that MICHAEL A. HUGHES, a single man, residing at 569 Maple Street, Monticello, IN 47960, GRANTOR conveys and warrants to WILMINGTON SAVINGS FUND SOCIETY, FSB, d/b/a Christiana Trust, not in its individual capacity but solely in its capacity as Owner Trustee of Matawin Ventures Trust Series 2016-2, with a business mailing address c/o Kondaur Capital Corporation, of 333 South Anita Drive, Suite 400, Orange, CA 92868, GRANTEE for and in consideration of Ten and 00/100 Dollars (\$10.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate located in Lake County in the State of Indiana to-wit:

SITUATED IN LAKE COUNTY, STATE OF INDIANA:

LOT 127 IN INDIAN HEIGHTS UNIT NO. 6, IN THE TOWN OF LOWELL, AS PER PLAT THEREOF, RECORDED JULY 20, 1970, IN PLAT BOOK 40, PAGE 107, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY CONVEYED FROM ROBERT J. HORNICKLE AND JAIME L. HORNICKEL, HUSBAND AND WIFE, TO MICHAEL A. HUGHES, RECORDED 02/19/2008 AS DOCUMENT NO. 2008 011888, IN THE REGISTER'S OFFICE OF LAKE COUNTY, INDIANA.

More Commonly known as: **DULY ENTERED FOR TAXATION SUBJECT TO COURT ORDER** FINAL COURT, Lowell, IN 46356

SUBJECT to all easements and rights of record, if any.

JOHN E. PETALAS
LAKE COUNTY AUDITOR

Page 1 of 2

020973

AMOUNT \$ 19.00
CASH _____ CHARGE _____
CHECK # 2980
OVERAGE 29.84
COPY _____
NON-COM _____
CLERK RN

Grantor, for himself, his heirs, executors and administrators, covenants and warrants to Grantee that there are no liens or encumbrances against the above described real estate other than current taxes and the mortgage in favor of Grantee (hereinafter more specifically described). In reliance by Grantee on the representation and warranties of Grantor, this deed is given in full satisfaction of a mortgage from Lake Mortgage Company, Inc., dated January 31, 2008, and duly recorded and perfected in the Recorder's office of Lake County, State of Indiana on February 19, 2008, as Document No. 2008 011896 and assigned to GMAC Mortgage, LLC by Assignment of Mortgage recorded on January 20, 2010, as Document No. 2010 003272 and assigned to OCWEN Loan Servicing, LLC by Assignment of Mortgage recorded on April 23, 2013, as Document No. 2013 028643 and assigned to Wilmington Savings Fund Society, FSB DBA Christiana Trust as Trustee for HLSS Mortgage Master Trust for the benefit of the Holders of the Series 2014-1 Certificates Issued by the HLSS Mortgage Master Trust, Attn: Corporate Trust - HLSS Master Mortgage Trust, recorded on January 20, 2016, as Document No. 2016 003032 and further assigned to WILMINGTON SAVINGS FUND SOCIETY, FSB, d/b/a Christiana Trust, not in its individual capacity but solely in its capacity as Owner Trustee of Matawin Ventures Trust Series 2016-2, by Assignment of Mortgage recorded on November 10, 2016, as Document No. 2016 - 075902, all in the Register's Office of Lake County, State of Indiana.

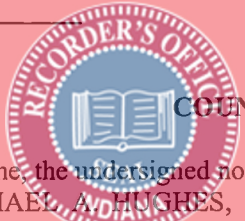
It is the intent of the parties that the fee granted herein shall not merge with the lien if the real estate mortgage executed on January 31, 2008 for the benefit of Grantee.

And the said Grantor certifies, under oath, that no Gross Income Tax is due and owing to the State of Indiana by reason of this transaction.

IN WITNESS WHEREOF, Grantor in his individual capacity has hereunto set his hand after the reading of the whole and specifically acknowledges that he has had the opportunity to seek counsel before his execution of this document and executes this document on the day and year first written above holding the preparer of same harmless from any recourse he may have regarding the execution of same.

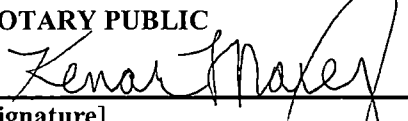

MICHAEL A. HUGHES

STATE OF INDIANA } COUNTY OF White }



Subscribed and sworn to before me, the undersigned notary public, on this 11th day of January 2017, by MICHAEL A. HUGHES, who acknowledged the execution of the Warranty Deed in Lieu of Foreclosure as their voluntary act and deed and who first being duly sworn, and under the penalties of perjury, affirmed the truth of all of the above.



NOTARY PUBLIC

[signature]
KENAN MAXEY
[print name]

c/o Kondaur Capital Corporation
Grantee's street or rural route address is: 333 South Anita Drive, Suite 400, Orange, CA 92868

* further assigned to Secretary of Housing and Urban Development
by Mortgage Assignment recorded 11/10/2016 Document No. 2016 075900.