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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 009104

2017 FEB 10 AM 10:13

MICHAEL B. BROWN
RECORDER

Commitment Number: 160331990
Seller's Loan Number: 500001706

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

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NOT OFFICIAL!**

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the Lake County Recorder!**

Grantee Address/Mail Tax Statements To: John Karabatsos and Hristos Karabatsos, 3035 Abby Ln, Schererville, IN 46375

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
45-12-33-377-010.000-029**

STOP

SPECIAL WARRANTY DEED

Selene Finance LP, whose mailing address is 9990 Richmond Ave., Suite 400s, Houston, TX 77042, hereinafter grantor, for \$114,750.00 (One Hundred Fourteen Thousand Seven Hundred Fifty Dollars and Zero Cents) in consideration paid, conveys and warrants, with covenants of special warranty, to John Karabatsos and Hristos Karabatsos, hereinafter grantees, whose tax mailing address is 3035 Abby Ln, Schererville, IN 46375, the following real property:

LOT 39 IN INDIAN RIDGE ADDITION UNIT 4, BLOCK 2, IN THE CITY OF CROWN POINT, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 67, PAGE 45, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property Address is: 9910 TYLER ST., CROWN POINT, IN 46307

Seller 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.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

FEB 10 2017

\$22,000

021046

JOHN E. PETALAS
LAKE COUNTY AUDITOR

E JB

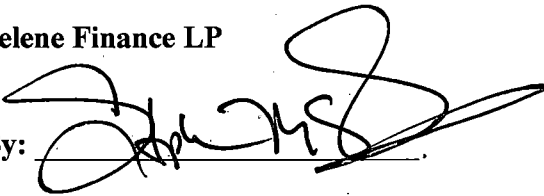
TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees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

Prior instrument reference: **2016 027283**



Executed by the undersigned on 1-26, 2017:

Selene Finance LP

By: 

Name: Stephanie McDaniel

Its: Assistant Vice President

STATE OF Florida
COUNTY OF Duval

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The foregoing instrument was acknowledged before me on 1/26, 2017 by Stephanie McDaniel Assistant Vice President on behalf of **Selene Finance LP** who is personally known to me or has produced personally known as 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.



Admir Imamovic
COMMISSION # FF 141918
EXPIRES: JUL 15, 2018
BONDED THRU
1st FLORIDA NOTARY, LLC


Notary Public **Admir Imamovic**

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.

By: 

Stephanie McDaniel
Assistant Vice President

Print Name



This instrument prepared by: Jay A. Rosenberg, Esq., and Jacqueline Meyer Goldman, Esq., (Indiana Bar Number: ~~22724-53~~), Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

"I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law."

Alyssa Bresnaw

Printed Name of Agent:

Alyssa Bresnaw

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**** Remember that this statement has to be placed at the end of every document. ****

STOP

