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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 041169

2017 JUL -5 AM 8:31

MICHAEL B. BROWN
RECORDER

TAX ID(s): 45-03-32-133-022.000-024

SPECIAL WARRANTY DEED

This Indenture Witnesseth That: FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, Grantor, a federally chartered corporation organized and existing under the laws of the United States of America, whose Post Office Address is P.O. Box 650043, Dallas, TX 75265-0043, Grantor:

CONVEY(S) AND WARRANT(S)

Document is

NOT OFFICIAL!

This Document is the property of

the Lake County Recorder!

Unto ESPO PROPERTIES ILLINOIS LLC, an Illinois Limited Liability Company with its principal place of business located at 17 Horseshoe Lane Lemont, IL 60439 Grantee, for and in consideration of the sum of THIRTY TWO THOUSAND AND 00/100 DOLLARS (\$32,000.00) and other good and valuable things the receipt of which is hereby by acknowledged, the real estate situated in COUNTY OF LAKE, in the State of Indiana, to wit;

LOT 8 AND THE SOUTH 5 FEET OF LOT 7, IN BLOCK 2, IN SUBDIVISION OF THE EAST 201 FEET OF THE NORTH 1320 FEET OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN THE CITY OF EAST CHICAGO, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 11, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.



Also Known As 5016 INDIANAPOLIS BLVD, EAST CHICAGO, IN 46312

This conveyance is made expressly subject to all restrictions, conditions, rights-of-way and easements, if any, contained in the instruments constituting the chain of title to the property herein conveyed.

Grantor hereby SPECIALLY WARRANTS only that no defects in or liens on the title to the property were created by, through or under Grantor during its ownership of title, except as set forth above, and Grantor will defend the same against the lawful claims and demands of all persons claiming by, through, or under Grantor, except as set forth above.

Grantor hereby certifies that there is no Indiana gross income tax due at this time as a result of this conveyance of the property.

Grantee herein shall be prohibited from conveying captioned property for a sales price of greater than **\$38,400.00** for a period of 3.00 month(s) from the date of the RECORDING of this deed. Grantee shall also be prohibited from encumbering subject property with a security interest in the principal amount of greater than **\$38,400.00** for a period of 3.00 month(s) from the date of the RECORDING of this deed. These restrictions shall run with the land and are not personal to grantee.

JUL 03 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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This instrument is being executed under the authority granted by that certain Power of Attorney recorded in Instrument Number 2017002306 in the office of the Recorder of COUNTY OF LAKE, Indiana. The undersigned Attorney in Fact has no actual knowledge or notice of the revocation or termination of the aforementioned Power of Attorney.

28th IN WITNESS WHEREOF, the Grantor, has executed this Special Warranty Deed this day of June 2017.


FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION
BY: FIRST TITLE & ESCROW, INC.
ATTORNEY-IN-FACT

BY: 
Name: Lori Moore
Title: Authorized Agent

STATE OF MARYLAND
COUNTY OF PRINCE GEORGE'S

I, Chianti Ashley, a Notary Public in and for the jurisdiction aforesaid, do hereby certify and acknowledge that on this 28th day of June 2017 Lori Moore of FIRST TITLE & ESCROW, INC., attorney-in-fact for FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, who is personally well known to me as the person named in capacity to execute the foregoing and annexed deed, bearing date on the 28th day of June 2017 Lori Moore personally appeared before me in the said jurisdiction and by virtue of the power vested in him/her acknowledged the same to be the act and deed of FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION.

CHIANTI ASHLEY
NOTARY PUBLIC
PRINCE GEORGE'S COUNTY
MARYLAND
MY COMMISSION EXPIRES 11/22/2020


Notary Public: Chianti Ashley
My Commission Expires: 11/22/2020

Instrument Prepared by:
Andrew Briscoe, Attorney at Law
Briscoe Legal Services, LLC
6544 Briarwood Place
Zionsville, IN 4607



GRANTEE ADDRESS AND MAIL TAX STATEMENTS TO:
17 Horseshoe Lane Lemont, IL 60439

RETURN TO:
First Title & Escrow, Inc.
15 W Gude Drive, Suite 400
Rockville, MD 20850

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. Andrew Briscoe.

File#: T-155281-17
REO#: C1607NB