

Mail Tax Bills To:  
8062 W. CHERRY HILL DRIVE  
LAPORTE, IN 46350

PARCEL NO. 45-08-10-354-022.000-004

### SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH, That **SECRETARY OF HOUSING AND URBAN DEVELOPMENT** ("Grantor"), a corporation organized and existing under the laws of the State of \_\_\_\_\_, CONVEYS AND WARRANTS to:

2017 049303

**RONALD J. BALLINGER**

("Grantee") of LAKE County, in the State of INDIANA, in consideration of Ten Dollars and other good and valuable consideration the receipt of which is hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana, to-wit:

**This Document is the property of the Lake County Recorder!**

LOT 26, BLOCK 17, BROADWAY ADDITION TO THE CITY OF GARY, AS SHOWN IN PLAT BOOK 6 PAGE 23 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

HUD CASE # 151-683305  
CLOSING DATE: JULY 31, 2017

NORTHWEST INDIANA TITLE  
162 WASHINGTON STREET  
LOWELL, IN 46356  
219-696-0100

COMMONLY KNOWN AS: 1989 PENNSYLVANIA STREET, GARY, IN 46408  
GRANTEES ADDRESS; 8062 W. CHERRY HILL DRIVE, LAPORTE, IN 46350

Grantor expressly limits said warranty to apply only against the acts of the Grantor and all persons claiming by through or under the Grantor.

Grantor certifies under oath that no Indiana Gross Income Tax is due or payable in respect to the transfer made by this deed, for the reasons that the grantor received title to the subject property through the foreclosure or the voluntary conveyance in lieu of foreclosure of a mortgage held by grantor on said property and that the amounts due on the mortgage debt are equal to or exceed the value of the net consideration received by grantor for this conveyance.

The undersigned person(s) executing this deed represent(s) and certify (certifies) on behalf of the Grantor, that (each of) the undersigned is a duly elected officer of the Grantor and has been fully empowered by proper resolution, or the by-laws of the Grantor, to execute and deliver this deed; that the Grantor is a corporation in good standing in the State of its origin and, where required, in the State where the subject real estate is situate; that the Grantor has full corporate capacity to convey the real estate described; and that all necessary corporate action for the making of this conveyance has been duly taken.

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

AUG 07 2017

004309

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

MICHAEL B. BROWN  
RECORDER

2017 AUG - 8 AM 10: 32

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

AMOUNT \$ 25  
CHECK # 3867  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK rw

IN WITNESS WHEREOF, Grantor has caused this deed to be executed  
this 26 day of JULY, 2017.

SECRETARY OF HOUSING AND URBAN DEVELOPMENT

BY: Larry Sanders  
SIGN

Larry Sanders  
As HUD's Designated Agent

PRINT

TITLE: DESIGNATED SIGNATORY FOR  
SAGE ACQUISITIONS  
HUD'S ASSET MANAGEMENT COMPANY

STATE OF GA

COUNTY OF Cobb

**Document is NOT OFFICIAL!**  
**This Document is the property of the Lake County Recorder!**

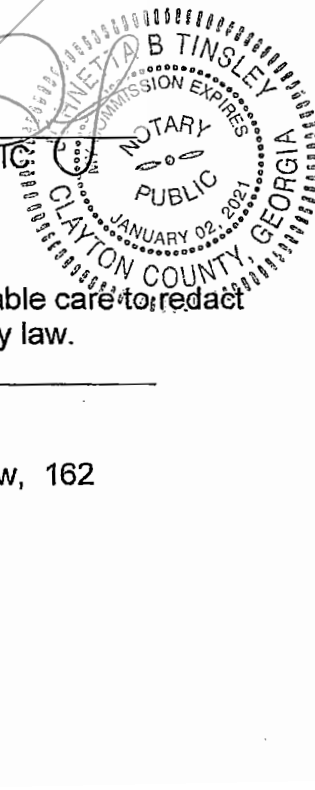
)SS:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Larry Sanders, a Designated Signatory for Sage Acquisitions an Authorized Agent for the Secretary of Housing and Urban Development of Washington, D.C., and the person who executed the foregoing instrument bearing the date of 07.21.2017 by virtue of the authority vested in him/her by the delegation of authority published 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 26 day of July, 2017.

My Commission Expires: 01/02/2021  
County of Residence: Clayton

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.

RICHARD A. ZUNICA

This Instrument prepared by: Richard A. Zunica, Attorney at Law, 162  
Washington Street, Lowell In 46356 File No.17-23017