

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 085310

2017 DEC 15 AM 9:44

MICHAEL B. BROWN
RECORDER

After Recording Return To:

Sojourners Title Agency
3962 Red Bank Rd.
Cincinnati, OH 45227
REO165460

Document is NOT OFFICIAL!

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PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
45-12-19-208-007.000-030

SPECIAL WARRANTY DEED

Deutsche Bank National Trust Company, as Trustee for the Holders of the First Franklin Mortgage Loan Trust 2006-FF9, Mortgage Pass-Through Certificates, Series 2006-FF9, who's mailing address is c/o Specialized Loan Servicing, LLC, 8742 Lucent Blvd., Suite 300, Highlands Ranch, CO 80129, hereinafter Grantor, for Eighty One Thousand Five Hundred Eighty Eight and 00/100 Dollars, \$81,588.00, in consideration paid, conveys and specially warrants to **Civic Properties, LLC, an Indiana Limited Liability Company,** hereinafter Grantee, the real property described on Exhibit A and known as 3727 West 78th Place, Merrillville, IN 46410, and Grantor shall warrant and defend title to the same unto the Grantee against every person lawfully claiming or to claim the whole or any part thereof by, through or under the Grantor, but not otherwise.

Grantor 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 prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

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 Grantee forever.

Prior instrument reference to this instrument is subject to final acceptance for transfer

DEC 14 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

006581

AMOUNT \$ 25-
CASH _____ CHARGE _____
CHECK # 65666
OVERAGE _____
COPY _____
NON-COM _____
CLERK am

E

Executed by the undersigned on this 16 day of November, 2017:

GRANTOR:

Deutsche Bank National Trust Company, as Trustee for the Holders of the First Franklin Mortgage Loan Trust 2006-FF9, Mortgage Pass-Through Certificates, Series 2006-FF9

By: Specialized Loan Servicing, LLC, as Attorney in Fact

This Document is the property of the Lake County Recorder!
Bernadette Fleming, Second Assistant Vice President
Specialized Loan Servicing, LLC as Attorney in Fact

STATE OF Colorado
COUNTY OF Douglas

The foregoing instrument was acknowledged before me on this 16 day of November, 2017 by Bernadette Fleming (name) its SAVP (title) on behalf of **Specialized Loan Servicing, LLC as Attorney in Fact for Deutsche Bank National Trust Company, as Trustee for the Holders of the First Franklin Mortgage Loan Trust 2006-FF9, Mortgage Pass-Through Certificates, Series 2006-FF9**, who is personally known to me or has produced NA 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.

[Signature]
Notary Public



AMANDA NISHI
Notary Public
State of Colorado
Notary ID #20134061814
My Commission Expires 09-25-2021

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. Joel F. Bornkamp, Attorney at Law (27410-49)

This instrument prepared by: Joel F. Bornkamp, Attorney at Law (27410-49)
Reisenfeld & Associates, LPA, LLC 3962 Red Bank Road, Cincinnati, OH 45227

Send tax statements to Grantee at: **127 N Broad Street, Griffith, IN 46319**

Exhibit A
Legal Description

Lot 7, Block 5, Lincoln Gardens, as shown in Plat Book 33, Page 100, in Lake County, Indiana.

Commonly known as: 3727 West 78th Place Merrillville, Indiana

Permanent Parcel Number: 45-12-19-266-007.000-030

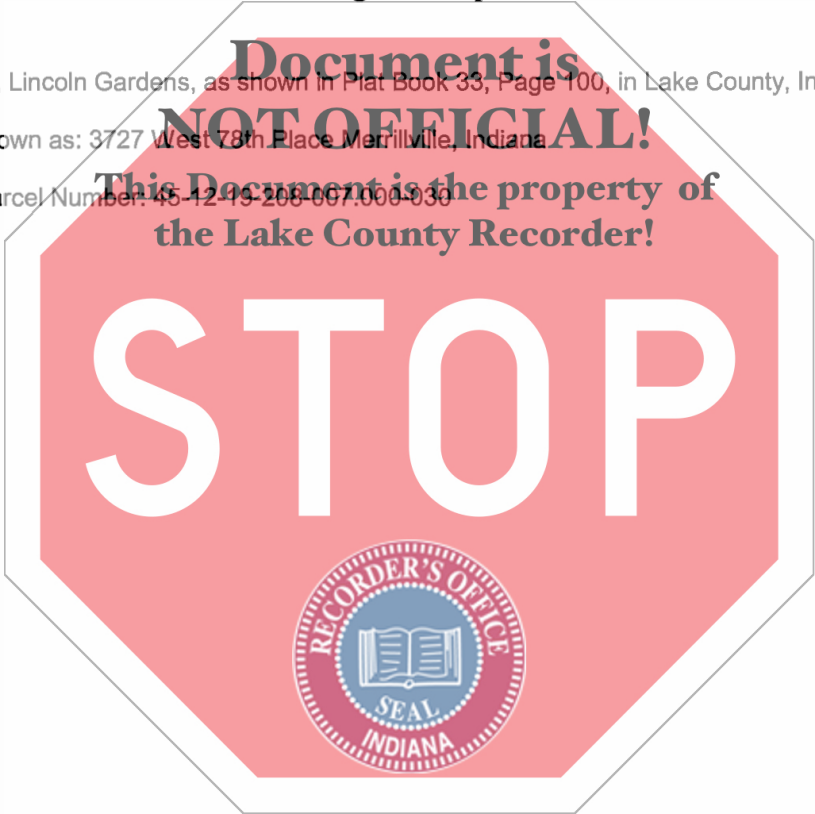


Exhibit B
Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

