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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2019 025811

2019 MAY -3 AM 8:58

MICHAEL R. BROWN
RECORDER

Parcel No: 45-03-31-330-023.000-023

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That **Federal Home Loan Mortgage Corporation** ("Grantor"), for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby convey and specially warrant to **Rafael Garcia and Felipe D. Marquez, Tenants In Common**, ("Grantees"), the following described real estate located in Lake County, State of Indiana:

Lot 37 and East Half of Lot 38, Block 4, East Lawn Addition to Hammond, as shown in Plat Book 2, Page 75, in Lake County, Indiana.

Commonly known as: 1100 E. Wilcox St, Hammond, IN 46330

Subject to (i) all easements, highways, rights-of-way, covenants, conditions, restrictions and other limitations of record, if any; (ii) all real estate taxes and assessments due for the year 2018 and payable in 2019 and thereafter; (iii) all matters which would be disclosed by an accurate survey and physical inspection of the Real Estate; and (iv) the interests of any tenant(s) in possession of the Real Estate.

Grantor, as its sole warranty herein, specially warrants to Grantees, and to Grantees successors and assigns, that Grantor will forever defend title to the Real Estate (subject to the matters to which the conveyance is hereinabove made subject) against those claims, and only those claims, of all persons who shall claim title to or assert claims affecting the title to the Real Estate, or any part thereof, by, through, under, or based upon the acts of, Grantor, but none other.

The undersigned person executing this Deed on behalf of Grantor represents and certifies that he has been fully empowered to execute and deliver this Deed pursuant to the Power of Attorney referenced below and said Power of Attorney remains in full force and effect and has not been terminated or rescinded by either party; that Grantor has full capacity to convey the real estate described herein, and that all necessary action for the making of such conveyance has been taken and done.



DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

MAY 02 2019

JOHN E. PETALAS
LAKE COUNTY AUDITOR
041186

AMOUNT \$ 25.00
CASH _____ CHARGE _____
CHECK # 14981
OVERAGE _____
COPY _____
NON-CONF _____
DEPUTY [Signature]

E

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 16th day of April, 2019.

FEDERAL HOME LOAN MORTGAGE CORPORATION

[Signature], PARTNER
Barry T. Barnes, Partner
Feiwell & Hannoy, P.C. Attorney in Fact for Federal Home Loan
Mortgage Corporation by Power of Attorney recorded February 09,
2004 as 2004 0011215

STATE OF INDIANA

COUNTY OF MARION

Document is NOT OFFICIAL!

This Document is the property of the Lake County Recorder!

Before me, a Notary Public in and for said County and State, personally appeared Barry T. Barnes, Partner with Feiwell & Hannoy, P.C. as POA for Federal Home Loan Mortgage Corporation, who acknowledged the execution of the foregoing Special Warranty Deed, and who, having been duly sworn, stated that the representations therein contained are true and correct, to the best of his knowledge, information and belief.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal this 16th day of April, 2019.

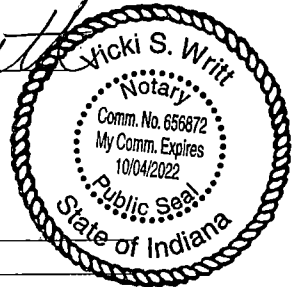
County of Residence: Johnson

Mail Tax Statements:

Rafael Varela & Felipe D. Marquez
1160 E. Wilcox St
HAMMOND IN 46320

Grantee's Address:

1160 E. Wilcox St
HAMMOND IN 46320



This instrument prepared by Barry T. Barnes, Attorney at Law based upon a commitment for title insurance furnished by Statewide Title Company under commitment number 201809006.

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. Barry T. Barnes

Return deed to Statewide Title Company, 9225 Priority Way West Dr #110 Indianapolis, IN 46240

