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2020-024551

2020 May 5

8:31 AM

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
MICHAEL B BROWN  
RECORDER

**SPECIAL WARRANTY DEED**

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH, **Deutsche Bank National Trust Company, as Trustee for New Century Home Equity Loan Trust, Series 2005-B, Asset Backed Pass-Through Certificates, by its attorney-in-fact PHH Mortgage Corporation (Grantor)**, CONVEYS AND SPECIALLY WARRANTS to **Joel Hoffman - a married person (Grantee)**, for the sum of NINETY-FOUR THOUSAND AND NO/100 DOLLARS (\$94,000.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following-described real estate in Lake County, State of Indiana, to-wit:

PART OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 7 WEST OF THE 2ND PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF SAID SECTION 6 AND 1061.93 FEET EAST OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH AT RIGHT ANGLES A DISTANCE OF 165 FEET; THENCE EAST PARALLEL TO THE NORTH LINE OF SAID SECTION 6 AT A DISTANCE OF 78 FEET; THENCE NORTH AT RIGHT ANGLES A DISTANCE OF 165 FEET TO THE NORTH LINE OF SAID SECTION 6; THENCE WEST ALONG THE NORTH LINE OF SAID SECTION 6 A DISTANCE OF 78 FEET TO THE POINT OF BEGINNING, IN THE CITY OF HOBART, IN LAKE COUNTY, INDIANA

Common Address: 1223 West 10th Street, Hobart, Indiana 46342

Parcel ID No.: 45-13-06-102-005.000-018

Grantee takes subject to taxes assessed in 2020, payable in 2021, and taxes assessed and payable thereafter. In addition, Grantee takes subject to easements, recorded and visible, and all restrictions of record.

Grantor does hereby fully warrant the title to said real estate, and will defend the same against lawful claims of all persons claiming by, through or under said Grantor but against none other.

The person or entity executing this deed on behalf of Grantor represents that he/she/it is the duly authorized Attorney-in-Fact for Grantor, or is a duly elected signor of Grantor, and has been fully empowered by a signed Power of Attorney, and/or a signed Resolution of Grantor, to execute and deliver this deed; that Grantor, through its Attorney-in-Fact, and/or through its duly elected signor, has full capacity to convey said real estate; and that all necessary action for the making of such conveyance has been taken and done.

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

MAY 04 2020

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

021687

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1000002440  
AM

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed this 2nd day of April, 2020.

**Deutsche Bank National Trust Company, as Trustee for New Century Home Equity Loan Trust, Series 2005-B, Asset Backed Pass-Through Certificates, by its attorney-in-fact PHH Mortgage Corporation**

By: Jacqueline S. Michaelson **Jacqueline S. Michaelson**  
Title: Contract Management Coordinator

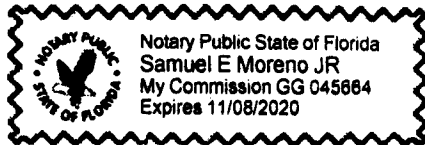
STATE OF FLORIDA )  
COUNTY OF PALM BEACH )

The foregoing instrument was acknowledged before me by means of [ X ] physical presence or [ ] online notarization, this 2nd day of April, 2020, by Jacqueline S. Michaelson, the Contract Management Coordinator(title) of **its attorney-in-fact PHH Mortgage Corporation for Deutsche Bank National Trust Company, as Trustee for New Century Home Equity Loan Trust, Series 2005-B, Asset Backed Pass-Through Certificates**, who is personally known to me or who has produced \_\_\_\_\_ as identification and who did / did not take an oath.

**POA recorded simultaneously herewith.**

MY COMMISSION EXPIRES:

\_\_\_\_\_



Samuel E Moreno Jr  
NOTARY PUBLIC, a resident of  
PALM BEACH County

NAME PRINTED: Samuel E Moreno Jr  
Loan No. 0038069738

**Special Warranty Deed**  
1223 West 10th Street  
Hobart, Indiana 46342  
Parcel No. 45-13-06-102-005.000-018

**Grantee's Address and After Recording Return To:**

Joel Hoffman  
1579 Essex Drive  
Chesterton, IN 46304

**Send Subsequent Tax Bills To:**

Joel Hoffman  
1579 Essex Drive  
Chesterton, IN 46304

**This instrument was prepared by:**

Jynell D. Berkshire, Esq.  
1320 E. Vermont Street  
Indianapolis, IN 46202

This instrument was prepared by **Jynell D. Berkshire, Esq., Berkshire Law LLC, 1320 E. Vermont Street, Indianapolis, IN 46202**, at the specific request of Affiant and based solely on information supplied by Affiant. The preparer assumes no liability for any errors, inaccuracy or omissions in this instrument resulting from information provided. Affiant accepts this **DISCLAIMER** by Affiant's execution and acceptance hereof. 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. **Jynell D. Berkshire, Esq.**