

2020-063649

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

2020 Sep 14

8:41 AM

Lake County, Indiana Tax Parcel Number:
45-08-27-354-022.000-004

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Return recorded document to:

Radian Settlement Services
1000 GSK Drive Suite 210
Coraopolis, PA 15108

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Order number:
1280067033-D

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

THIS INDENTURE IS TO WITNESS that Grantor, **FEDERAL HOME LOAN MORTGAGE CORPORATION**, whose address is 5000 Plano Parkway, Carrollton, TX 75010, by and through **RADIAN SETTLEMENT SERVICES** as its Attorney in Fact under Limited Power of Attorney, **Conveys and Warrants** to Grantee **MOHAMMAD HEMDAN**, an unmarried person, whose address is *4656 Spurr Ave, Portage, IN 46316*, for and in consideration of Forty-One Thousand and 00/100 (\$41,000.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, Indiana:

LOTS 43, 44, 45 AND 46, BLOCK 2, KILWOOD ADDITION TO GARY, AS SHOWN IN PLAT BOOK 13, PAGE 14, LAKE COUNTY, INDIANA. SUBJECT TO EASEMENTS OF HIGHWAYS, STREETS, ALLEYS, SEWER, SEWER LINES, DRAINS, AND PUBLIC UTILITIES.

APN: 45-08-27-354-022.000-004

Commonly known as: 4390 Delaware Street, Gary, IN 46409

BEING the same property conveyed to FEDERAL HOME LOAN MORTGAGE CORPORATION by Sheriff's Deed from OSCAR MARTINEZ, as Sheriff of Lake County, State of Indiana, dated October 4, 2019, and recorded on October 16, 2019, as Instrument No. 2019-070440 in the County Recorder's Office of Lake County, Indiana, following a foreclosure judgment issued from the Lake Superior Court, Civil Division 6, in the State of Indiana, Cause No. 45D10-1903-MF-000355.

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

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Q.C. 300009468
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Subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations, and liabilities as may appear of record. Grantor *SEP 11 2020* will only warrant and forever defend the right and title to the above described property unto the said Grantees against the claims of those persons claiming by, through or under Grantor, but not of the **JOHN E. PETALAS LAKE COUNTY AUDITOR**

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

This Special Warranty Deed has been signed and sealed by Grantor this 21 day of May, 20 20.

FEDERAL HOME LOAN MORTGAGE CORPORATION, by RADIAN SETTLEMENT SERVICES, as attorney in fact under limited power of attorney

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Signed: Melissa Susanek
 Printed: Melissa Susanek
 Its: POA

STATE OF PA)
 COUNTY OF Allegheny) SS

Before me, a Notary Public in and for said County and State, this 21 day May, 20 20, personally appeared Melissa Susanek as POA Specialist of RADIAN SETTLEMENT SERVICES, as attorney in fact under limited power of attorney for FEDERAL HOME LOAN MORTGAGE CORPORATION.

Witness my hand and notarial seal.

COMMONWEALTH OF PENNSYLVANIA
 NOTARIAL SEAL
 RONNA L TATE
 Notary Public
 MOON TWP, ALLEGHENY COUNTY
 My Commission Expires Feb 7, 2021

Signed: Ronna L Tate
 Printed: _____, Notary Public
 Residing in _____ County, _____
 My Commission Expires: _____

This instrument prepared by David J. Tipton, Attorney at Law (# 2125-98), Bleecker Brodey & Andrews, 9247 N. Meridian Street, Suite 101, Indianapolis, IN 46260, (317) 574-0700, dtipton@bbanda.com. I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.
/s/ David J. Tipton

Send tax statements to Grantee at 3690 Carolina St., Apt 2B, Gary, IN 46409