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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2011 050218

2011 SEP 14 AM 8:34

MICHAEL J. JOHNSON  
RECORDER

MAIL TAX BILLS TO: David C. Franklin and  
Tyann Franklin, Grantees  
GRANTEES' ADDRESS: 6940 W. 83<sup>rd</sup> Place  
Crown Point, IN 46307

PARCEL NO. 45-11-23-451-008.000-032

**TRANSFER ON DEATH DEED**

This indenture witnesseth that DAVID C. FRANKLIN and TYANN FRANKLIN, Husband and Wife, ("Owners/Grantors"), of Lake County in the State of Indiana

Release(s) and quit claim(s) to DAVID C. FRANKLIN and TYANN FRANKLIN, Husband and Wife, Transfer on Death ("TOD") on the surviving Owner's/Grantor's death to their children, KATHRYN A. FRANKLIN and RYAN M. FRANKLIN, as tenants-in-common ("Primary Beneficiaries"),

for and in consideration of One (\$1.00) Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to-wit:

Lot 207, Heather Hills, Unit No. 9, as shown in Plat Book 51, page 2, in Lake County, Indiana.

Commonly known as 6940 W. 83<sup>rd</sup> Place, Crown Point, IN 46307

Subject to:

1. All easements, covenants, assessments and restrictions now of record.
2. All real estate taxes currently due and payable and all subsequent real estate taxes which become due and payable.

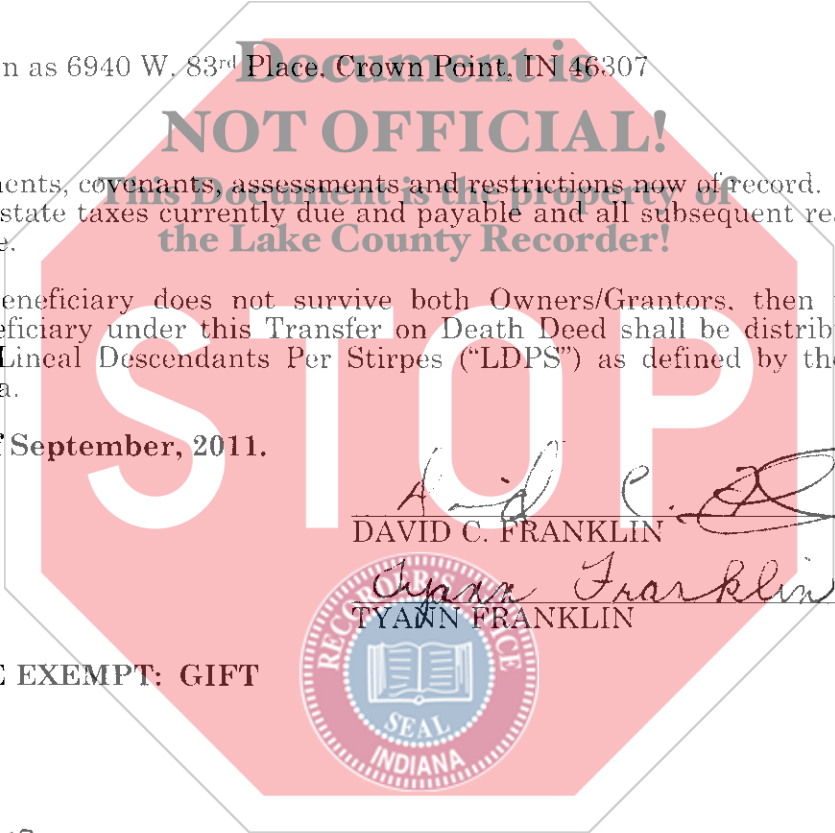
If a Primary Beneficiary does not survive both Owners/Grantors, then the interest of such deceased Primary Beneficiary under this Transfer on Death Deed shall be distributed to the deceased Primary Beneficiary's Lineal Descendants Per Stirpes ("LDPS") as defined by the Transfer on Death Property Act for Indiana.

Dated this 13<sup>th</sup> day of September, 2011.

*David C. Franklin*  
DAVID C. FRANKLIN

*Tyann Franklin*  
TYANN FRANKLIN

SALES DISCLOSURE EXEMPT: GIFT



AMOUNT \$ 18<sup>00</sup>  
 CASH \_\_\_\_\_ CHARGE \_\_\_\_\_  
 CHECK # 17528  
 OVERAGE \_\_\_\_\_  
 COPY \_\_\_\_\_  
 NON-COM \_\_\_\_\_  
 CLERK 185

NOT ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER

SEP 14 2011

PEGGY HOLINCA KATONA  
LAKE COUNTY AUDITOR

028712

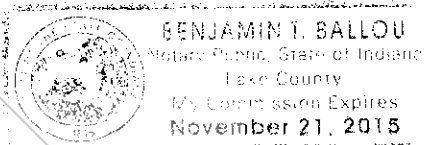
STATE OF INDIANA        )  
                                  ) SS:  
COUNTY OF LAKE        )

Before me, the undersigned, a Notary Public in and for said County and State, this 13<sup>th</sup> day of September, 2011, personally appeared DAVID C. FRANKLIN and TYANN FRANKLIN, Husband and Wife, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

*Ben T. Ballou*

Benjamin T. Ballou, Notary Public  
Resident of Lake County

My Commission Expires:  
November 21, 2015



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.

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

*Benjamin T. Ballou*  
Benjamin T. Ballou

This instrument prepared by: Benjamin T. Ballou  
Attorney at Law  
8700 Broadway  
Merrillville, Indiana 46410

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