

# Deed In Trust

This Indenture Witnesseth, That **James J. Kretz**, of Lake County, in the State of Indiana, **RELEASES AND QUITCLAIMS** to **James Kretz as Trustee under the provisions of a Trust Agreement 1<sup>st</sup> day May, 2013 known as the James Kretz Living Revocable Trust** hereinafter referred to as "Trustee", of Lake County, in the State of Indiana, for and in consideration of Ten Dollars (\$10.00) and Other Good and Valuable Consideration, the receipt whereof is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana, to-wit:

The South 125 Feet of the West 170 feet of the Southeast Quarter of the Southwest Quarter of Section 28, Township 34 North, Range 9 West of the 2<sup>nd</sup> P.M., in Lake County, Indiana;

Parcel Number: 45-15-28-376-001.000-013

In no case shall any party dealing with said Trustee in relation to said premises or to whom said real estate or any part thereof shall be sold or conveyed be obliged to inquire into the necessity or expediency of any act of said Trustee or be obliged or privileged to inquire into any of the terms of said Trust Agreement; and every deed, trust deed, or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance or other instrument:

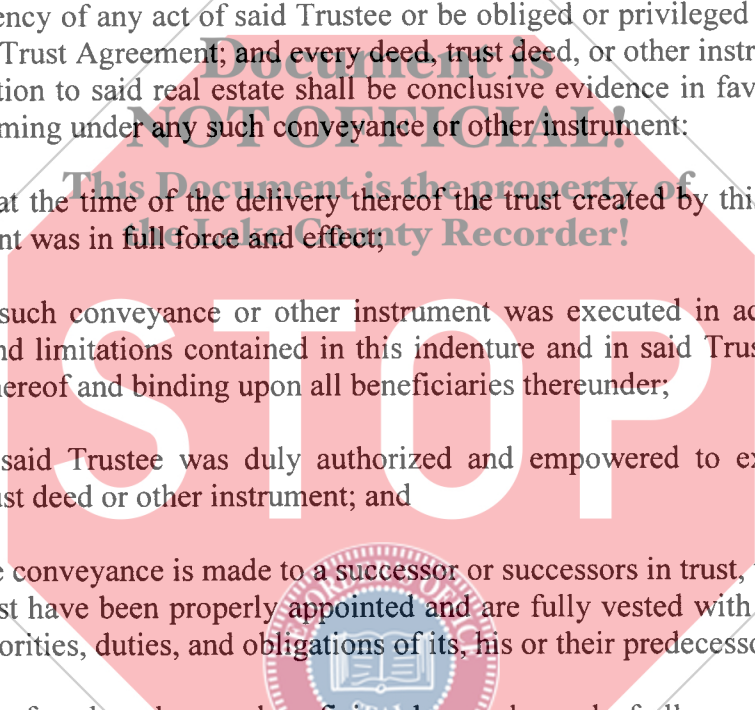
- a. that at the time of the delivery thereof the trust created by this indenture and by said Trust Agreement was in full force and effect;
- b. that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said Trust Agreement or in some amendment thereof and binding upon all beneficiaries thereunder;
- c. that said Trustee was duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and
- d. if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, ~~and~~ proceeds arising from the sale or other disposition of said real estate, and ~~such interest~~ is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable in or to said real estate as such but only an interest in the earnings and proceeds thereof as aforesaid.

2013  
MAY 22 03:70:42

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
MIDLAND TOWNSHIP  
RECORDER

2013 MAY 22 4:11:45



PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

002939

CKA

6822

NON  
CONF

#19

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Neither said Trustee nor their successor in trust shall be personally liable upon any conveyance by either of them, either by deed or mortgage.

In Witness Whereof, the said **James J. Kretz, Individually** have hereunto set his hand this 21 day of May, 2013.

  
James J. Kretz

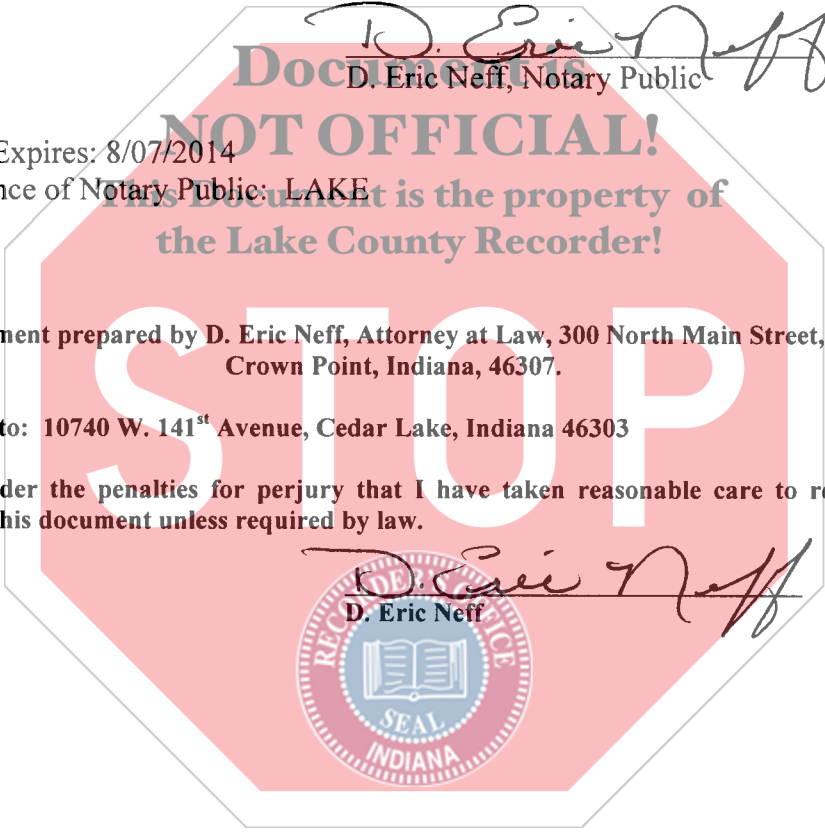
**STATE OF INDIANA, COUNTY OF LAKE, SS:**

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **James J. Kretz** who acknowledged the execution of the above and foregoing deed as his free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and official seal this 21 day of May, 2013.


  
D. Eric Neff, Notary Public

My Commission Expires: 8/07/2014  
County of Residence of Notary Public: LAKE



 This instrument prepared by D. Eric Neff, Attorney at Law, 300 North Main Street, Suite D, Crown Point, Indiana, 46307.  
Mail tax statements to: 10740 W. 141<sup>st</sup> Avenue, Cedar Lake, Indiana 46303

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.

  
D. Eric Neff