

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2013 052249

2013 JUL 17 AM 9:09

MICHAEL B. BROWN  
RECORDER

STATE OF INDIANA )  
                                  ) SS:  
COUNTY OF LAKE )

**AFFIDAVIT OF SURVIVORSHIP (Real Estate)**

Comes now the affiant, Michael Austgen, as Personal Representative of the Estate of Mary Austgen a/k/a Mary C. Austgen, deceased, and for his affidavit deposes and says:

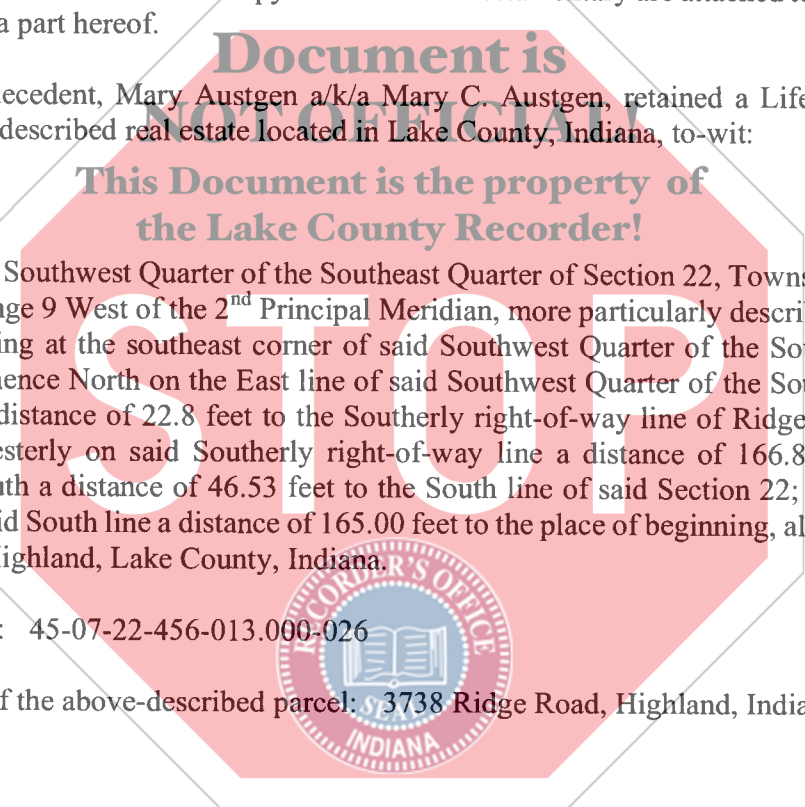
1. That the affiant is the Personal Representative of the Estate of Mary Austgen a/k/a Mary C. Austgen, who died on the 29<sup>th</sup> day of March, 2013 and whose estate is being administered in the Lake County Superior Court in East Chicago, Indiana, under Cause Number 45D02-1304-EU-00036. A copy of the Letters Testamentary are attached to this Affidavit and made a part hereof.
2. That the decedent, Mary Austgen a/k/a Mary C. Austgen, retained a Life Estate in the following-described real estate located in Lake County, Indiana, to-wit:

Parcel 1:

Part of the Southwest Quarter of the Southeast Quarter of Section 22, Township 36 North, Range 9 West of the 2<sup>nd</sup> Principal Meridian, more particularly described as: Commencing at the southeast corner of said Southwest Quarter of the Southeast Quarter; thence North on the East line of said Southwest Quarter of the Southeast Quarter a distance of 22.8 feet to the Southerly right-of-way line of Ridge Road; thence Westerly on said Southerly right-of-way line a distance of 166.84 feet; thence South a distance of 46.53 feet to the South line of said Section 22; thence East on Said South line a distance of 165.00 feet to the place of beginning, all in the Town of Highland, Lake County, Indiana.

Parcel No.: 45-07-22-456-013.000-026

Location of the above-described parcel: 3738 Ridge Road, Highland, Indiana 46322.



**FILED**

JUL 17 2013

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

24349

23<sup>00</sup>  
CS  
R. H.

E

Taxpayer's legal mailing address: 801 E. Main, Griffith, Indiana 46319

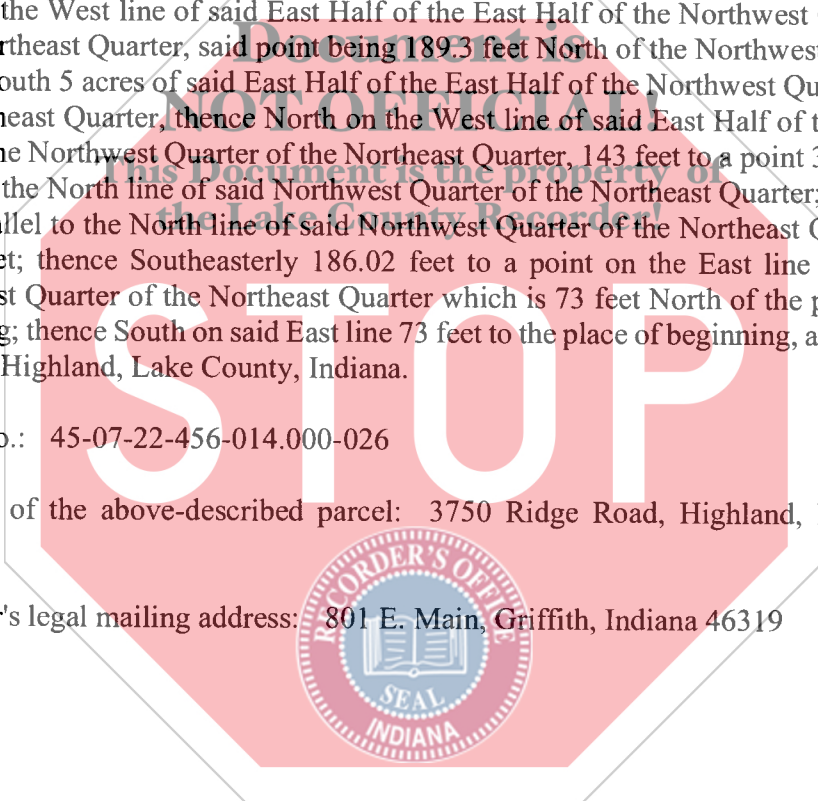
Parcel 2:

The East Half of the East Half of the Northwest Quarter of the Northeast Quarter (except the South 5 acres thereof, and except the North 330 feet of the West 165 feet thereof) in Section 27, Township 36 North, Range 9 West of the 2<sup>nd</sup> Principal Meridian; excepting from the last above described description, the South 189.3 feet of the East Half of the East Half of the Northwest Quarter of the Northeast Quarter (except the South 5 acres thereof) of said Section 27; also excepting from said last description, part of the East Half of the East Half of the Northwest Quarter of the Northeast Quarter of Section 27 aforesaid, described as beginning at a point on the East line of said Northwest Quarter of the Northeast Quarter, said point being 189.3 feet North of the Northeast corner of the South 5 acres of said East half of the East Half of the Northwest Quarter of the Northeast Quarter; thence West 332.7 feet to a point on the West line of said East Half of the East Half of the Northwest Quarter of the Northeast Quarter, said point being 189.3 feet North of the Northwest corner of said South 5 acres of said East Half of the East Half of the Northwest Quarter of the Northeast Quarter, thence North on the West line of said East Half of the East Half of the Northwest Quarter of the Northeast Quarter, 143 feet to a point 330 feet South of the North line of said Northwest Quarter of the Northeast Quarter; thence East parallel to the North line of said Northwest Quarter of the Northeast Quarter, 166.9 feet; thence Southeasterly 186.02 feet to a point on the East line of said Northwest Quarter of the Northeast Quarter which is 73 feet North of the place of beginning; thence South on said East line 73 feet to the place of beginning, all in the Town of Highland, Lake County, Indiana.

Parcel No.: 45-07-22-456-014.000-026

Location of the above-described parcel: 3750 Ridge Road, Highland, Indiana 46322

Taxpayer's legal mailing address: 801 E. Main, Griffith, Indiana 46319



Parcel 3:

That part lying South of Ridge Road of the East 30 feet of the West Half of the East Half of the East Half of the Southwest Quarter of the Southeast Quarter of Section 22, Township 36 North, Range 9 West of the 2<sup>nd</sup> Principal Meridian, more particularly described as follows: Beginning at the Southeast corner of the West Half of the East Half of the East Half of the Southwest Quarter of the Southeast Quarter of said Section 22; thence North 89 degrees 29 minutes West a distance of 30.0 feet; thence North on a line parallel to and 30.0 feet West of the East line of the East 30.0 feet of the West Half of the East Half of the Southwest Quarter of the Southeast Quarter of said Section 22, a distance of 47.97 feet; thence South 81 degrees 18 minutes East on the South line of Ridge Road, a distance of 30.28 feet; thence South on the East line of the East 30 feet of the West Half of the East Half of the Southwest Quarter of the Southeast Quarter of said Section 22; a distance of 43.80 feet to the point of beginning.

Parcel No.: 45-07-27-202-008.000-026

Location of the above-described parcel: 3942 Ridge Road, Highland, Indiana 46322

Taxpayer's legal mailing address: 801 E. Main, Griffith, Indiana 46319

Parcel 4.

The North 330.00 feet of the East 30 feet of the West half of the East Half of the East Half of the Northwest Quarter of the Northeast Quarter of Section 27, Township 36 North, Range 9 West of the 2<sup>nd</sup> Principal Meridian, more particularly described as follows: Beginning at the Northeast corner of the West Half of the East Half of the East half of the Northwest Quarter of the Northeast Quarter of said Section 27; thence South on the East line of the East 30.0 feet of the West Half of the East Half of the East Half of the Northwest Quarter of the Northeast Quarter of said Section 27, a distance of 330.0 feet; thence North 89 degrees 28 minutes West a distance of 30.0 feet; thence North on a line parallel to and 30.0 feet West of the East line of the East 30.0 feet of the West Half of the East Half of the East Half of

the Northwest Quarter of the Northeast Quarter of said Section 27, a distance of 330.00 feet; thence South 89 degrees 28 minutes East, along the North line of said Section 27, a distance of 30.0 feet to the point of beginning.

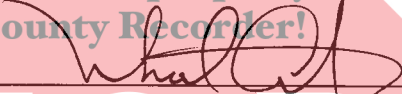
Parcel No.: 45-07-27-202-009-000-026

Location of the above-described parcel: 3750 Ridge Road, Highland, Indiana 46322

Taxpayer's legal mailing address: 801 E. Main, Griffith, Indiana 46319

3. That because of the death of Mary C. Austgen, the life estate which she retained to the above-described real estate, has terminated and said real estate is now in fee simple ownership in M.A. Properties VIII, LLC.
4. This affidavit is prepared for the purpose of removing the life estate as an interest in the above-described real estate and to confirm that all bills, expenses and taxes attributable to said real estate are current and that there are no obligations or encumbrances on said property.

Further affiant sayeth not.

  
Michael Austgen, Personal Representative  
of the Estate of Mary Austgen a/k/a  
Mary C. Austgen, Deceased



STATE OF INDIANA )  
 ) SS:  
COUNTY OF LAKE )

Before me the undersigned, a Notary Public for said County and State, personally appeared *Michael Austgen, Personal Representative of the Estate of Mary Austgen a/k/a Mary C. Austgen*, and he being first duly sworn by me upon his oath, says that the facts alleged in the foregoing instrument are true. Signed and sealed this 16 day of July, 2013.

My Commission Expires:

  
Notary Public

Printed: \_\_\_\_\_

County of Residence: \_\_\_\_\_

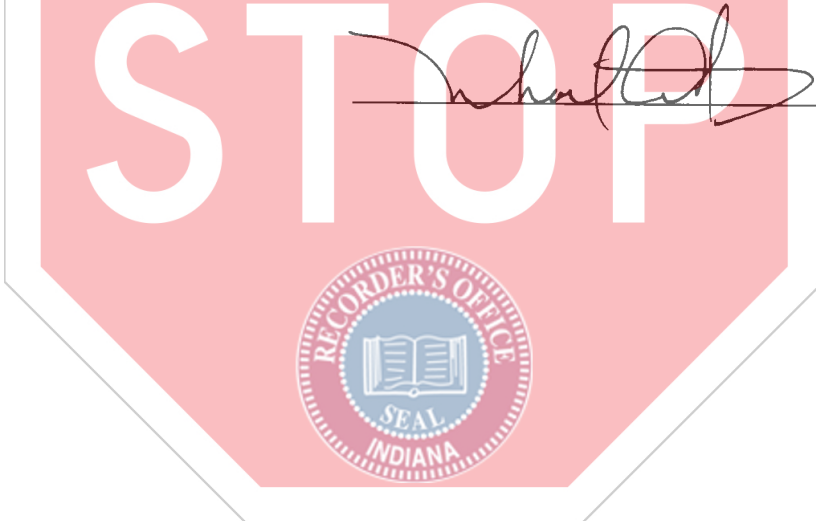
(SEAL)



Document is NOT OFFICIAL

This Document is the property of the Lake County Recorder!

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.



  
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This Instrument Prepared By:

Morris A. Sunkel, #503-64  
HARRIS WELSH & LUKMANN  
107 Broadway  
Chesterton, Indiana 46304  
Telephone: (219) 926-2114

All future tax statements to:

M.A. Properties VIII, LLC  
801 East Main  
Griffith, Indiana 46319



STATE OF INDIANA )  
 )  
COUNTY OF LAKE )

SUPERIOR COURT OF LAKE COUNTY  
PROBATE DIVISION, ROOM TWO  
SITTING AT EAST CHICAGO, INDIANA

IN THE MATTER OF THE UNSUPERVISED ESTATE OF  
MARY AUSTGEN, DECEASED

CAUSE NUMBER: 45D02-1304-EU-00036

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**CERTIFIED COPY OF LETTERS TESTAMENTARY FOR  
UNSUPERVISED ADMINISTRATION**

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I, Michael A. Brown, Clerk of the Superior Court for the County of Lake, in the State of Indiana, do hereby certify that Letters Testamentary for Unsupervised Administration of the estate of MARY AUSTGEN, late of Lake County, deceased, is granted to MICHAEL AUSTGEN, and the said MICHAEL AUSTGEN, having qualified and given OATH as such Executor, IS duly authorized to take upon HIMSELF the administration of such Estate, according to law for Unsupervised Administration.

WITNESS, my Hand and the Seal of said court, this 4<sup>th</sup> day of April, 2013.

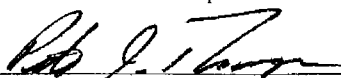
(SEAL) MICHAEL A. BROWN,  
Clerk of the Lake Superior Court

By Peter J. Thayer,  
Peter J. Thayer, Deputy Clerk

I, MICHAEL A. BROWN, Clerk of the Superior Court within and for said County of Lake, in the State of Indiana, do hereby certify the foregoing to be a true and correct copy of the Letters of Testamentary for Unsupervised Administration of MICHAEL AUSTGEN, Executor, of the last will and testament of MARY AUSTGEN as the same now appears upon the record now on file in my Office and that said letters are still full force and effect.

IN WITNESS WHEREOF, I have hereto subscribed my named and affixed the Seal of said Court, at East Chicago on this 4<sup>th</sup> day of April, 2013.

MICHAEL A. BROWN,  
Clerk of the Lake Superior Court

By   
Peter J. Thayer, Deputy Clerk