

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2014 FEB -4 PM 12: 23

MICHAEL B. BROWN  
RECORDER GRANTEE'S ADDRESS

2014 006815

Mail tax bills to: 2026 Azalea Drive, Highland, IN 46322.

### TRANSFER ON DEATH WARRANTY DEED

THIS INDENTURE WITNESSETH, That

**KAREN A. WIELAND,**

"THE GRANTOR"

OF LAKE COUNTY, IN THE STATE OF INDIANA, CONVEYS AND WARRANTS TO

**KAREN A. WIELAND,**

"THE GRANTEE"

OF LAKE COUNTY, IN THE STATE OF INDIANA,

in consideration of One-Dollar and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate:

Lot 37 in Meadows 2nd addition, Unit 7, an addition to the Town of Highland, Indiana, as per plat thereof recorded in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 2026 Azalea Drive, Highland, IN 46322.  
Key No.: 45-07-29-454-003.000-026

#### TRANSFER ON DEATH DECLARATION

Upon the death of **KAREN A. WIELAND**, the above-described real estate shall pass to **JOY A. ROSSI** and **DAWN M. VANN**, grantor's daughters, each as to an undivided one-half (1/2) interest, per stirpes. **KAREN A. WIELAND** shall have the right to transfer said real estate prior to her death, which transfer shall automatically revoke this Declaration, and **KAREN A. WIELAND** shall also have the sole and exclusive right to amend or revoke this Declaration at any time prior to her death, by written instrument duly acknowledged and recorded in the Office of the Recorder of Lake County, Indiana.

Subject to unpaid taxes and assessments, if any, defects in locations or measurements ascertainable only by survey, building lines, highway, streets, alleys easements, covenants, conditions and restrictions of record.

JULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

Dated this 30 day of January, 2014.

*Karen A. Wieland*  
**KAREN A. WIELAND**

20662

FEB 04 2014

PEGGY HOLINGA KATONA  
LAKE COUNTY CLERK

STATE OF INDIANA, COUNTY OF LAKE, SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 30 day of January, 2014, personally appeared: **KAREN A. WIELAND**, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My Commission expires: 11.9.2019  
Resident of Lake County

Signature

*[Signature]*

GLADYS ESCOBEDO  
Notary Public - State of Indiana  
My Commission Expires Nov 8, 2019

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. Thomas L. Kirsch

PREPARED BY and MAIL TO: **THOMAS L. KIRSCH, 131 RIDGE ROAD, MUNSTER, IN 46321, Attorney at Law**

16.00  
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pp