

MAIL TAX BILLS TO:
Charles P. Franko
3216 E. 121st Avenue
Crown Point, Indiana 46307
Grantee's Address Above

TRANSFER ON DEATH DEED

2014 010642

This indenture witnesses that: **CHARLES P. FRANKO**, ("Owner"),

Transfers and Quit Claims on Death to: **ROBERT FRANKO** and **MELISSA WALLEY**, equally,
as Tenants in Common, (the "Primary Beneficiaries"),

For No Consideration, the following Real Estate in Lake County, Indiana:

The East 10 acres of the Northeast 1/4 of Section 14, Township 34 North,
Range 8 West of the 2nd Principal Meridian, in Lake County, Indiana.

Commonly known as: 3216 E. 121st Avenue, Crown Point, Indiana 46307
KEY NO. 45-16-14-200-008.000-042

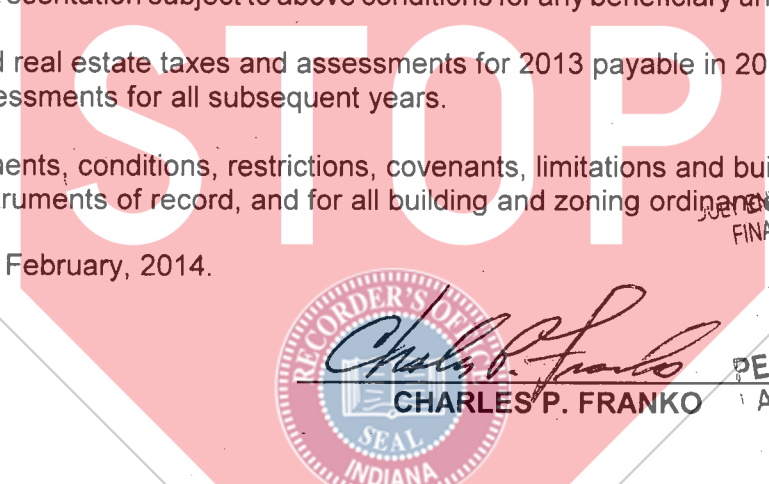
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2014 FEB 21 AM 11:35
MICHAEL B. PROFFER
RECORDER

If a Primary Beneficiary fails to survive the Owner and leaves issue surviving, the interest of the deceased Primary Beneficiary under this Transfer on Death Deed shall be distributed to the deceased Primary Beneficiary's surviving issue by representation subject to the following. All beneficiaries over the age of 25 years shall receive their share outright. The share of any beneficiary under the age of 25 years shall be distributed to the Trustee named under Article VIII of the Owner's Last Will and Testament dated February 21, 2014 for their benefit, which Will is incorporated herein by reference. If a Primary Beneficiary fails to survive the Owner and leaves no surviving issue, the interest of the deceased Primary Beneficiary shall be distributed to the surviving Primary Beneficiary named above, if living, or if not living, to their surviving issue by representation subject to above conditions for any beneficiary under the age of 25 years.

Subject To: all unpaid real estate taxes and assessments for 2013 payable in 2014, and for all real estate taxes and assessments for all subsequent years.

Subject To: all easements, conditions, restrictions, covenants, limitations and building setbacks and other restrictions contained in prior instruments of record, and for all building and zoning ordinances.

Dated this 21st day of February, 2014.



FILED FOR RECORD
FINAL ACCEPTANCE FOR TRANSFER

FEB 21 2014

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR
010847

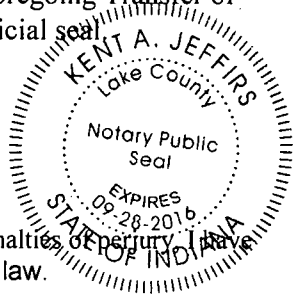
State of Indiana)
County of Lake)

Before me, the undersigned, a Notary Public in and for said County and State, on February 21, 2014 personally appeared **CHARLES P. FRANKO**, who acknowledged the execution of the foregoing Transfer of Death Deed. **IN WITNESS WHEREOF**, I have subscribed my name and affixed my official seal.

17-2649
NON CNF
M

[Signature]

Kent A. Jeffers, Notary Public



Prepared by Attorney Kent A. Jeffers, 104 W. Clark St., Crown Point, IN 46307. I affirm, under penalties of perjury, I have taken reasonable care to redact each Social Security number on this document, unless required by law.