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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 021810

2015 APR 15 AM 10:07

MICHAEL B. BROWN
RECORDER

TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, That Charlene ^{Wagner}~~Wagner~~ as Successor Trustee to Donald D. McMahan, Trustee of The Donald D. McMahan Revocable Living Trust dated February 2, 2009. (Grantor) **CONVEY(S)** to Dierdra M. Lepp (Grantee) for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

The North 50 Ft. of Lot 1, Block 3 in Hobart Park Addition to the City of Hobart as per plat thereof, recorded in Plat Book 12, Page 30, in the Office of the Recorder of Lake County, Indiana.

Property address:

100 South Pennsylvania Street, Hobart, IN 46342

Tax ID No.: 45-09-31-202-013.000-018

Subject to Real Estate taxes not delinquent and to any and all easements, agreements and restrictions of record.

This Deed is executed pursuant to, and in the exercise of, the power and authority granted to and vested in the said Trustee by the terms of said Deed or Deeds in Trust delivered to the said Trustee in pursuance of the Trust Agreement above mentioned and subject to all restrictions of record. The Trustee herein states that (i) the Trust has not been amended, modified or revoked since its execution; (ii) the Trust is in full force and effect as of the date hereof; (iii) the Real Estate has not been withdrawn from the operation of said Trust Agreement.

IN WITNESS WHEREOF, Grantor has executed this deed on 31st day of March, 2015.

^{Wagner}~~Wagner~~ Charlene ^{Wagner}~~Wagner~~ as Successor Trustee to Donald D. McMahan, Trustee of The Donald D. McMahan Revocable Living Trust dated February 2, 2009.

Charlene Wagner Trustee
Charlene ^{Wagner}~~Wagner~~, Successor Trustee
Wagner



9201503600
FIDELITY HBT

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

APR 10 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR

20370

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FN
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FIDELITY HBT
92015-03600

STATE OF INDIANA)
)§
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared Charlene Wagner, Successor Trustee of Donald D. McMahan, Trustee of The Donald D. McMahan Revocable Living Trust dated February 2, 2009. Subject to the Life Estate Interest of Donald D. McMahan. who acknowledged the execution of the foregoing Trustee's Deed and who, having been duly sworn, stated that the representations herein contained are true.

Witness my hand and notarial seal on 31st day of March, 2015.



[Signature]
Notary Public Michaelene I. Fazekas
Resident of Lake County
My Commission expires: 6/15/2017

Prepared by: Timothy R. Kuiper, Attorney at Law
Austgen Kuiper Jasaitis P.C., 130 North Main Street, Crown Point, IN 46307

Grantee's Address and Tax Billing Address:
100 South Pennsylvania Street
Hobart, IN 46342

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law Michaelene I. Fazekas. File No. 920150360

Return to: Dierdra M. Lepp
100 South Pennsylvania Street
Hobart, IN 46342

