

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 026322

2015 MAY -1 AM 11:18

AFFIDAVIT

MICHAEL B. BROWN
RECORDER

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The undersigned being first duly sworn upon her oath states:

1. That Robert Lee Watts and Willie Mae Watts were the owners of the following described parcel of real estate:

Lots 11 and 12, Block 3, Worthley's Addition to Gary, as shown in Plat Book 13, Page 10, Lake County, Indiana.

2. That on or about November 2, 1972 Robert Lee Watts and Willie Mae Watts were divorced and Willie Mae Watts was awarded as her sole and separate property the above described real estate. A copy of said Decree is attached hereto and made a part hereof.

3. That pursuant to the terms of said Decree Robert Lee Watts was ordered to convey all of his interest in and to said property and upon his failure to do so a Commissioner was appointed. The Decree did however award said property to Willie Mae Watts pursuant to the Indiana Trials that award was sufficient to transfer Robert Lee Watts' interest to Willie Mae Watts and that the Deed was solely administrative to aid in the transfer of said title in the Auditor's office.

4. That the Deed was never signed, the whereabouts of Robert Lee Watts are unknown however said Court order and award is clear that Willie Mae Watts was awarded said property and should be transferred to her.

5. That subsequent to the awarding of said property to Willie Mae Watts she died on October 16, 1985 leaving no Last Will and Testament. On the date of her death she had remarried to Clifford Reed and after a due and diligent search the whereabouts of Clifford Reed are unknown to your Affiant and does not believe he is still alive.

6. That upon the death of Willie Mae Watts she was survived by one child namely Gregory A. Pullen, Sr. and that there were no other children born to Willie Mae Watts nor had any children pre-deceased her. And upon the death of Willie Mae Watts therefore, Gregory A. Pullen, Sr. was the sole and only heir.

7. That the value of said property on the date of death of Willie Mae Watts, less liens and encumbrances did not exceed \$50,000.00 and more than 45 days had expired since the date of death of Willie Mae Watts.

8. That no estate had been opened nor had one been contemplated.

NORTHWEST INDIANA TITLE
162 WASHINGTON STREET
LOWELL, IN 46356
219-396-0100



EX. 15-2044

FILED

MAY 01 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR
011905

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By:

9. That therefore upon the death of Willie Mae Watts, Gregory A. Pullen, Sr. was the sole and only heir entitled to 100% of said property.
10. That Gregory A. Pullen, Sr. died on the 5th day of December, 1997, a resident of Lake County, Indiana and that Gregory A. Pullen, Sr. died without a Last Will and Testament and that no estate had ever been opened nor is one contemplated.
11. That the value of the property on the date of his death and today is less than \$25,000.00.
12. That under I.C.29-1-4-1 the surviving spouse of a decedent domiciled in Indiana, is entitled from the estate of that decedent an allowance of \$25,000.00. The allowance allowed by said Statute could be claimed against personal property and real county property or a combination thereof.
13. That on the date of death of Gregory A. Pullen, Sr. he was survived by your Affiant, his spouse, and there is not sufficient personal property to meet the \$25,000.00 and the sole and only asset available for said surviving spouse allowance pursuant to the above statute is the property set forth above.
14. That the value of the gross prorated estate less liens and encumbrances of Gregory A. Pullen, Sr. does not exceed \$50,000.00 and actually doesn't exceed \$25,000.00 and more than 45 days have elapsed since death of said Decedent and no Petition for Appointment of a Personal Representative or Estate is pending nor is one contemplated.
15. That your Affiant, Denise Pullen is the surviving spouse of Gregory A. Pullen, Sr. and therefore under the Small Estates Affidavit I.C.29-1-8-1 and surviving spouse allowance under I.C.29-1-4-1 entitled to 100% of the above described real estate which has a value of under \$25,000.00.

That your Affiant makes this Affidavit to induce the Lake County Auditor to transfer said property first pursuant to the Divorce Decree and to Willie Mae Watts, second under the Small Estate's Affidavit to Gregory A. Pullen, Sr. and finally under the Small Estate's Section and Surviving Spouse Section to your Affiant, Denise Pullen as to 100%.

Then further Affiant sayeth not.

I affirm under the penalties for perjury that above and foregoing representations are true and correct.

Denise Pullen

DENISE PULLEN

STATE OF INDIANA)
)SS
COUNTY OF LAKE)

On this 30th day of May, 2015 personally appeared Denise Pullen who being first duly sworn upon her oath under the penalties for perjury stating that the above and foregoing representations made are true and correct and to be her voluntary act and deed.

Jim M. Jones
Document is
NOTARY PUBLIC
NOT OFFICIAL!

County of residence: *Lake*
My Commission expires: *9-6-2019*

This Document is the property of
the Lake County Recorder



This instrument prepared by: Attorney Richard A. Zunica
162 Washington Street, Lowell, IN 46356

