

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORDED

2015 072671

2015 OCT 28 AM 9:19

MICHAEL B. BROWN
RECORDER

Mail Tax Bills to:
Judith A. Challman
10010 Kennedy Avenue
Highland, IN 46322

Grantee Address:
10010 Kennedy Avenue
Highland, IN 46322

Parcel No.
45-07-33-176-013.000-026

DEED INTO TRUST

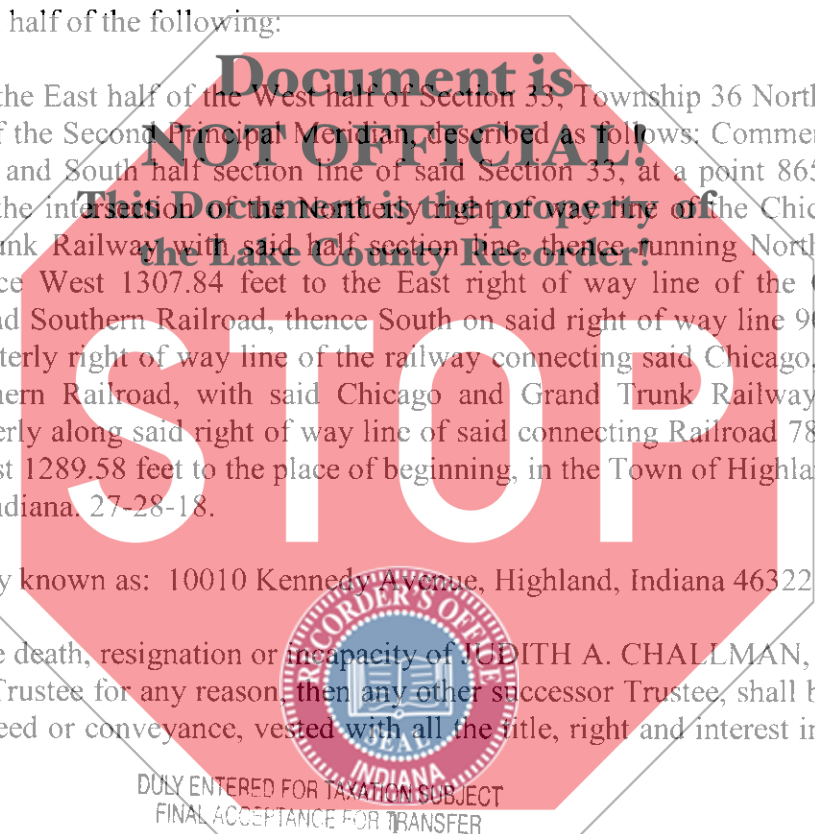
THIS INDENTURE WITNESSETH that **JUDITH ANN CHALLMAN**, of Lake County, State of Indiana ("Grantor"), for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, conveys and warrants to **JUDITH A. CHALLMAN, AS TRUSTEE OF THE REVOCABLE TRUST OF JUDITH A. CHALLMAN DATED OCTOBER 9, 2015**, the following described real estate in Lake County, Indiana, to-wit:

The South half of the following:

A part of the East half of the West half of Section 33, Township 36 North, Range 9, West of the Second Principal Meridian, described as follows: Commencing on the North and South half section line of said Section 33, at a point 865.03 feet North of the intersection of the Northern right of way line of the Chicago and Grand Trunk Railway with said half section line, thence running North 166.97 feet; thence West 1307.84 feet to the East right of way line of the Chicago, Indiana and Southern Railroad, thence South on said right of way line 90.77 feet to the Easterly right of way line of the railway connecting said Chicago, Indiana and Southern Railroad, with said Chicago and Grand Trunk Railway, thence Southeasterly along said right of way line of said connecting Railroad 78.22 feet, thence East 1289.58 feet to the place of beginning, in the Town of Highland, Lake County, Indiana. 27-28-18.

Commonly known as: 10010 Kennedy Avenue, Highland, Indiana 46322

In the event of the death, resignation or incapacity of **JUDITH A. CHALLMAN**, as Trustee, or if she ceases to be Trustee for any reason, then any other successor Trustee, shall become, without any further act, deed or conveyance, vested with all the title, right and interest in and to the real



DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

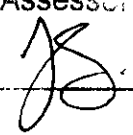
NO SALES DISCLOSURE NEEDED

OCT 22 2015

22518

JOHN E. PETALAS
LAKE COUNTY AUDITOR

Approved Assessor's Office

By: 

\$ 20.00
M-Z
E # 91166

estate herein described. Full power and authority is hereby granted to said Trustee and to said Trustee's successor and successors in trust to mortgage, sell and convey such real estate.

In no case shall any party dealing with such Trustee in relation to the real estate or to whom the real estate or any part thereof shall be sold or conveyed be obliged to see that the terms of the Trust Agreement have been complied with, or be obliged to inquire into the necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust Agreement; and every deed, trust deed, or other instrument executed by the Trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance or other instrument:

- (a) That at the time of the delivery thereof the trust created by the Trust Agreement was in full force and effect;
- (b) That such conveyance or other instrument was executed in accordance with the conditions and limitations contained in this deed and in the trust agreement or in any amendment thereof and binding upon all beneficiaries thereunder;
- (c) That the Trustee or her successor or successors in trust were duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and
- (d) If the conveyance is made by or to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all of the title, estate, rights, powers, authorities, duties and obligations of its, his, her or their predecessors in trust.

Neither the Trustee nor her successor or successors in trust shall be personally liable upon any conveyance of the real estate, either by deed or mortgage. Any successor Trustee shall possess all of the powers herein granted to the original Trustee in the absence, death or inability to act on the part of such Trustee, and any conveyance or mortgage by such successor Trustee shall be conclusive evidence of such Trustee's authority to execute such deed or mortgage.

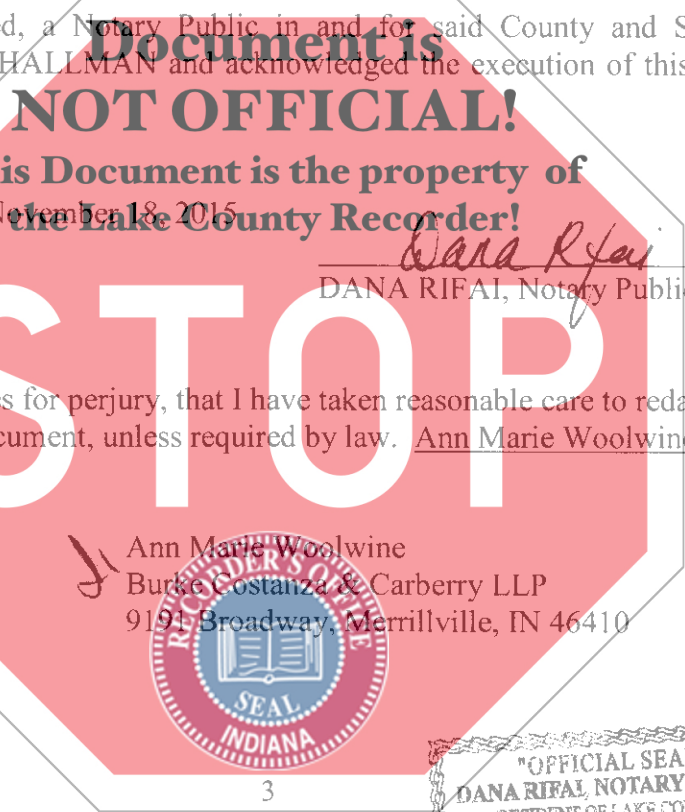
I hereby elect to treat the property as matrimonial property as that term is defined in Ind. Code 30-4-3-35.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 9th day of October, 2015.

Judith Ann Challman
JUDITH ANN CHALLMAN

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me the undersigned, a Notary Public in and for said County and State, personally appeared JUDITH ANN CHALLMAN and acknowledged the execution of this instrument this 9th day of October, 2015.



My Commission Expires: November 8, 2015
County of Residence: Lake

Dana Rifai
DANA RIFAI, Notary Public

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. Ann Marie Woolwine.

Document Prepared by: *J* Ann Marie Woolwine
Burke Costanza & Carberry LLP
9191 Broadway, Merrillville, IN 46410

