

MAIL TAX BILLS TO:  
Sharon R. Batwin  
321 S. Indiana Avenue  
Crown Point, Indiana 46307  
Grantee's Address Above

2016 014247

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2016 MAR -9 PM 12:38

MICHAEL B. BROWN  
RECORDER

### TRANSFER ON DEATH DEED

This indenture witnesses that: SHARON R. BATWIN (the "Owner"), of Lake County, Indiana,

Transfers and Quit Claims on Death to: THE NATURE CONSERVANCY, a nonprofit corporation, organized and existing under the laws of the District of Columbia, and with a current business address of 4245 N. Fairfax Drive, Suite 100, Arlington, Virginia 22203-1606 (the "Primary Beneficiary"),

for no consideration or a gift, the following Real Estate in Lake County in the State of Indiana:

The South 93 feet of the North 396 feet of the East half of the Northeast Quarter of the Northeast Quarter of the Southeast Quarter of Section 8, Township 34 North, Range 8 West of the 2nd P.M., in the City of Crown Point, Lake County, Indiana

Commonly known as: 321 S. Court Street, Crown Point, Indiana 46307  
Key No: 45-16-08-428-039.000-042

Subject To: all unpaid real estate taxes and assessments for 2015 payable in 2016, and for all real estate taxes and assessments for all subsequent years.

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

If the Primary Beneficiary does not exist or disclaims this gift at the time of my death, all interest under this Transfer on Death Deed shall be distributed equally to MARSHA M. WINTERS and BONNIE S. VISAK, as "Contingent Beneficiaries." If either Contingent Beneficiary fails to survive me, all interest under this Transfer on Death Deed shall be distributed to the surviving Contingent Beneficiary named above.

Dated this 29<sup>th</sup> day of February, 2016.

*Sharon R. Batwin*  
SHARON R. BATWIN

FILED  
MAR 09 2016  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

State of Indiana )  
County of Lake )

001388

Before me, the undersigned, a Notary Public in and for said County and State, on February 29, 2016, personally appeared SHARON R. BATWIN, and acknowledged the execution of the foregoing Transfer of Death Deed. IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

*Kent A. Jeffirs*  
Kent A. Jeffirs, Notary Public

KENT A. JEFFIRS  
Lake County  
Notary Public Seal  
EXPIRES 09-28-2016  
STATE OF INDIANA

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

17. -  
ck-3725  
Not Act