

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2016 056152

2016 AUG 18 AM 11:53

MICHAEL B. BROWN  
RECORDER  
PARCEL NO. 45-16-18-455-022.000-041

3

MAIL TAX BILLS TO: Ronald B. Atkinson and  
GRANTEES' ADDRESS: Barbara A. Atkinson, Grantees  
3514 W. 125<sup>th</sup> Avenue  
Crown Point, IN 46307

**TRANSFER ON DEATH DEED**

This indenture witnesseth that RONALD B. ATKINSON and BARBARA ANN ATKINSON, husband and wife ("Owners/Grantors"), of Lake County in the State of Indiana

Release(s) and quit claim(s) to RONALD B. ATKINSON and BARBARA ANN ATKINSON, husband and wife, Transfer on Death ("TOD") on the surviving Owner's/Grantor's death to their children, KAREN L. LYNCH and TAMMY J. SMITH, as tenants-in-common ("Primary Beneficiaries"),

for no consideration the following Real Estate in Lake County in the State of Indiana, to-wit:

Parcel I: The West Half (1/2) of the East 75.4 feet of the West 743.4 feet; both of part of the South Half of the Southeast Quarter of Section 18, Township 34 North, Range 8 West of the 2<sup>nd</sup> P.M., which part is described as follows: Beginning at a point on the South line of said Section 1078.65 feet West of the Southeast corner thereof, thence West 910.06 feet, more or less, to the Southwest corner of the Southeast Quarter of said Section; thence North along the West line of said Quarter Quarter Section 124.3 feet; thence East 982.74 feet to the center of the Crown Point-Cedar Lake Road; thence Southwesterly along the center line of said road 147.11 feet to the point of beginning.

Parcel II: The East Half (1/2) of the East 80 feet of the West 588 feet; both of part of the South Half of the Southeast Quarter of Section 18, Township 34 North, Range 8 West of the 2<sup>nd</sup> P.M., which part is described as follows: Beginning at a point on the South line of said Section 1078.65 feet West of the Southeast corner thereof, thence West 910.06 feet, more or less, to the Southwest corner of the Southeast Quarter of the Southwest Quarter of Southeast Quarter of said Section; thence North along the West line of said Quarter Quarter Quarter Section 124.3 feet; thence East 982.74 feet to the center of the Crown Point-Cedar Lake Road; thence Southwesterly along the center line of said road 147.11 feet to the point of beginning.

Parcel III: The East 80 feet of the West 668 feet of part of the South 1/2 of the Southeast 1/2 of Section 18, Township 34 North, Range 8 West of the 2<sup>nd</sup> Principal Meridian, in Lake County, Indiana, described as follows: Beginning at a point on the South line of said section 1078.65 feet West of the Southeast corner thereof; thence West 910.06 feet, more or less, to the Southwest corner of the Southeast 1/4 of the Southwest 1/4 of the Southeast 1/4 of said section; thence North along the West line of said 1/4 1/4 1/4 section 124.3 feet; thence East 982.74 feet to the center of the Crown Point-Cedar Lake Road; thence Southwesterly along the center line of said road 147.11 feet to the point of beginning.

Commonly known as 3514 W. 125<sup>th</sup> Avenue, Crown Point, Indiana 46307.

NO SALES DISCLOSURE NEEDED

004637

**FILED**

AUG 18 2016

2016  
AUG. 21/27  
[Signature]

Approved Assessor's Office

By: J. S.

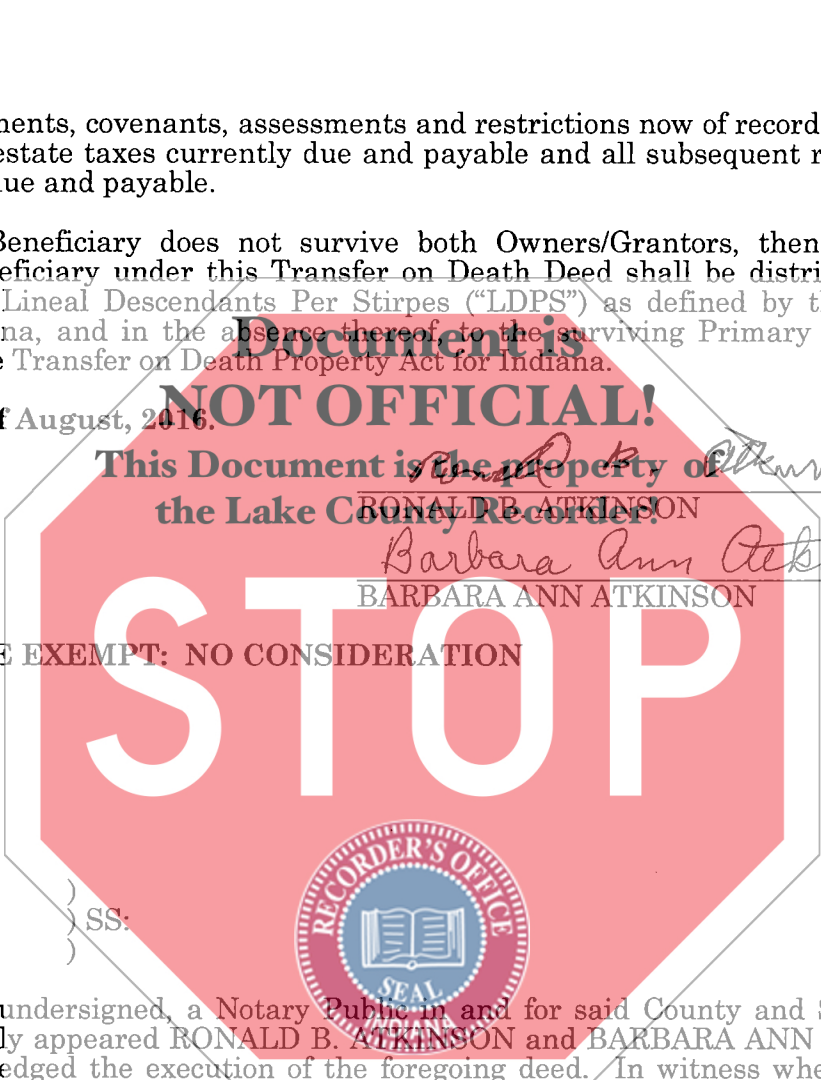
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

Subject to:

1. All easements, covenants, assessments and restrictions now of record.
2. All real estate taxes currently due and payable and all subsequent real estate taxes which become due and payable.

If a Primary Beneficiary does not survive both Owners/Grantors, then the interest of such deceased Primary Beneficiary under this Transfer on Death Deed shall be distributed to the deceased Primary Beneficiary's Lineal Descendants Per Stirpes ("LDPS") as defined by the Transfer on Death Property Act for Indiana, and in the absence thereof, to the surviving Primary Beneficiary, or to her LDPS as defined by the Transfer on Death Property Act for Indiana.

Dated this 18<sup>th</sup> day of August, 2016.



This Document is the property of  
 the Lake County Recorder

RONALD B. ATKINSON

*Barbara Ann Atkinson*

BARBARA ANN ATKINSON

SALES DISCLOSURE EXEMPT: NO CONSIDERATION

STATE OF INDIANA )

COUNTY OF LAKE )

SS:

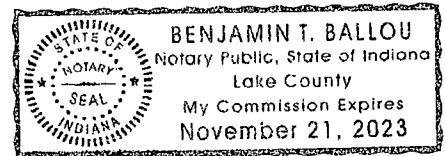


Before me, the undersigned, a Notary Public in and for said County and State, this 18<sup>th</sup> day of August, 2016, personally appeared RONALD B. ATKINSON and BARBARA ANN ATKINSON, husband and wife, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

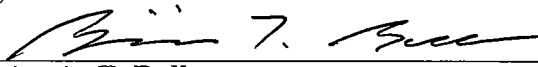
*Benjamin T. Ballou*

Benjamin T. Ballou, Notary Public  
 Resident of Lake County

My Commission Expires:  
November 21, 2023



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.

  
\_\_\_\_\_  
Benjamin T. Ballou

This instrument prepared by: Benjamin T. Ballou  
Attorney at Law  
8700 Broadway  
Merrillville, Indiana 46410

296876.1/18,831

