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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2017 043340

2017 JUL 14 AM 11:45

DEED IN TRUST MICHAEL B. BROWN
RECORDER

THIS INDENTURE WITNESSETH, that TROUT LILY PROPERTIES, LLC ("Grantor") of Lake County, in the State of Indiana CONVEYS and WARRANTS to KURT T. WEISS as Trustee of the KURT T. WEISS REVOCABLE TRUST AGREEMENT DATED JULY 7, 2017 ("Grantee") in consideration of Ten Dollars (\$10) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

Lot Numbered 26 as shown on the recorded plat of Scarsdale Second Addition recorded in Plat Book 25, page 57 in the Office of the Recorder of Lake County, Indiana.

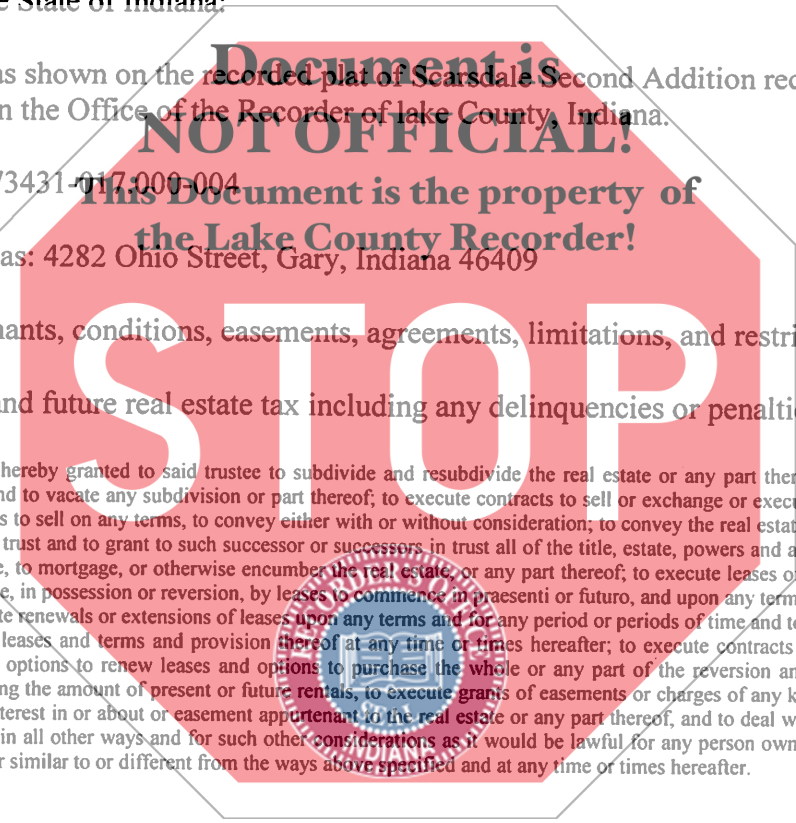
Key No.: 45-05-273431-017,000-004

Commonly known as: 4282 Ohio Street, Gary, Indiana 46409

Subject to all covenants, conditions, easements, agreements, limitations, and restrictions of record.

Subject to all past and future real estate tax including any delinquencies or penalties.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration; to convey the real estate or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and terms and provision thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.



NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By: [Signature]

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

JUL 14 2017

JOHN E. PETALAS
LAKE COUNTY AUDITOR

025551

\$ 25
CK# 005551
GP

In no case shall any party dealing with said Trustee in relation to said premises or to whom said real estate or any part thereof shall be sold or conveyed be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency or any act of said Trustee or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, or other instrument executed by said Trustee in relation to said 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 this indenture and by said trust agreement was in full force and effect; (b.) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c.) that said Trustee was duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and (d.) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable in or to said real estate as such but only an interest in the earnings, avails and proceeds thereof as aforesaid.

In the event Kurt T. Weiss is unable or refuse to act as Trustee, for any reason, then the following individual shall serve as Successor Trustee: Polly Weiss.

Neither said Trustee or his successor in trust shall be personally liable upon any conveyance by either of them.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate authority to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done; and that THERE IS NO INDIANA GROSS INCOME TAX DUE AT THIS TIME AS A RESULT OF THIS CONVEYANCE.

Dated this 7th day of July, 2017

TROUT LILY PROPERTIES, LLC

By: 
KURT WEISS, Member



STATE OF INDIANA)
) SS
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this 7th day of July, 2017, personally appeared **Kurt Weiss**, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires: _____

JULIE SHRADER
NOTARY PUBLIC

STATE OF INDIANA
COUNTY OF LAKE

MY COMMISSION EXPIRES AUGUST 19, 2019

Document is NOT OFFICIAL!

Signature: Julie Shrader

Printed: Julie Shrader

Notary Public

This Document is the property of

the Lake County Recorder!

Resident of Lake County

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.

Robert F. Tweedle

STOP

This instrument prepared by:
Robert F. Tweedle, Atty No. 20411-45
Law Offices of Robert F. Tweedle
2850 - 45th Street, Suite A
Highland, IN 46322
(219) 924-0770

Return Deed and Mail Tax Bills To:

Grantee: **KURT T. WEISS REVOCABLE TRUST**
AGREEMENT DATED JULY 7, 2017
924 Vigo Street
Gary, IN 46403