2019-075191

2019 Oct 31

3:21 PM

STATE OF INDIANA LAKE COUNTY FILED FOR RECORD MICHAEL B BROWN RECORDER

AFFIDAVIT OF BENEFICIARY ON TRANSFER ON DEATH DEED

Affiant, NELDA F. HELLER, being first duly sworn upon her oath, deposes and says:

- 1. That DONNA F. HELLER died a resident of Lake County, Indiana, on October 15, 2019.
- 2. That DONNA F. HELLER executed a Transfer on Death Deed on September 11, 2018, that was recorded on September 12, 2018, with the Lake County Recorder's Office as document 2018 062692 on the property legally described as follows:

Residential Apartment Unit C-4, in Stone Ridge Condominiums, a Gorizontal Property Regime, as recorded on June 14, 1978 as Document No. 473673 and in Plat Book 48, page 102, and as amended by Amendment of Declaration recorded November 12, 1980 as Document No. 6066851 and by Amendment of Declaration recorded September 20, 1985 as Document No. 821014, and Amendment of Declaration recorded July 21, 1995 as Document No. 95040896, and by Amendment of Declaration recorded October 10, 1996 as Document No. 96067736, in the Office of the Recorder of Lake County, Indiana, together with an undivided interest in the common areas and facilities appertaining thereto.

Commonly known as: 425 Old Stone Road, Munster, IN 46321.

Parcel Number: 45-06-24-451-020.000-027

- 3. That DONALD E. HELLER and NELDA F. HELLER are the only designated beneficiaries in the Transfer on Death Deed; that they both survived DONNA F. HELLER; that they live at 220 Timrick Drive, Munster, IN 46321; and that all tax bills should be sent to 220 Timrick Drive, Munster, IN 46321.
 - 4. That there are no designated beneficiaries that did not survive DONNA F. HELLER.
- 5. That Affiant makes this Affidavit to induce the proper governmental authorities of Lake County, Indiana, to remove DONNA F. HELLER from the chain of title to the Real Estate and place DONALD E. HELLER and NELDA F. HELLER, Husband and Wife as the fee simple owners of the property pursuant to Indiana Code §32-17-14-26(b)(20).

Further Affiant Sayeth Not. Dated 30 day of October, 2019. DA F. HELLER

STATE OF INDIANA

) SS:

COUNTY OF LAKE

Before me, the undersigned, a Notary Public in and for said County and State, this 3 day of Asses, 2019, personally appeared NELDA F. HELLER and acknowledged the execution of the foregoing Affidavit. In Witness Whereof, I have hereunto subscribed my name and affixed my official seal. NOTARY PUBLIC

SEAL PORTER COUNTY, STATE OF INDIANA

Notary Public My Commission Expires March 19, 2025 COMMISSION NO. 698144

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. /s/ Timothy R. Kuiper

This document was prepared by Timothy R. Kuiper, AUSTGEN KUIPER JASAITIS P.C., 130 N. Main Street, Crown Point, Indiana 46307.

FILED

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OCT **31** 2019

JOHN E. PETALAS I AKE COUNTY AUDITOR # 160b