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2019-076166

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

2019 Nov 5

1:30 PM

TRANSFER-ON-DEATH DEED

Jeanne Eggleston (owner) being of competent mind and having the legal capacity to execute this document, as owner transfers on death to

Shandu H. Wallace (name of beneficiary(s) as grantee(s) Beneficiary(s), the following described interest in real estate:

- Property Number: 45-12-03-383-003.000-030
- Location Address: 6028 Virginia St Merrillville IN 46410
- Legal Description: see exhibit A

THIS TRANSFER-ON-DEATH DEED IS REVOCABLE. IT DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE OWNER. IT REVOKES ALL PRIOR BENEFICIARY DESIGNATIONS BY THIS OWNER FOR THIS INTEREST IN REAL ESTATE. THE GRANTOR HAS THE RIGHT TO WITHDRAW OR RESCIND THIS DEED AT ANY TIME. ANY BENEFICIARY NAMED IN THIS DEED IS HEREBY ADVISED THAT THIS DEED MAY BE WITHDRAWN OR RESCINDED WHETHER OR NOT MONEY OR ANY OTHER CONSIDERATION WAS PAID OR GIVEN.

Document is NOT OFFICIAL!

This Document is the property of the Lake County Recorder!

State of Indiana
COUNTY OF Lake

Before me, CAROL J. CODY on this 5 day of November 2019 personally appeared, Jeanne Eggleston, the owner of the land described in this deed, and witnesses, respectively, whose names are subscribed below in their respective capacities, and the owner of the land declared to me and to the witnesses in my presence that the deed is a revocable transfer-on-death of real estate described therein, and the witnesses declared in the presence of the owner of the real estate and in my presence that the owner of the land declared to them that the deed is a revocable transfer-on-death of the real estate described therein and that the owner of the land wanted each of them to sign it as a witness, and that each witness did sign the same as witness in the presence of the owner of the land and in my presence.

"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."
PREPARED BY: JF

Jeanne Eggleston
(Print Name)
Jeanne Eggleston
Signature

Subscribed and acknowledged before me, CAROL J. CODY, Notary Public, The owner of the land, Jeanne Eggleston on this 5 day of NOVEMBER (month), 2019 (year).

Seal

Carol J. Cody
(Signature of notary public)

My commission expires:
FILED

CAROL J. CODY
SEAL
Notary Public, State of Indiana
My Commission Expires October 11, 2022

(date)

Prepared by:

NOV 05 2019
JOHN E. PETALAS
LAKE COUNTY AUDITOR

004337

25.00
CC
AR

exhibit A

Parcel Number: 45-12-03-383-003.000-030
Commonly known as: 6028 Virginia Street, Merrillville, IN 46410

Parcel 35-4 being a part of Phase "K", Lot 1, Old Airport Addition, as per plat thereof, recorded in Plat Book 38, Page 99, in the Office of the Recorder of Lake County, Indiana, more particularly described as follows:

Commencing at the Southwest corner of Lot 1; thence South 89 degrees 44 minutes 50 seconds East, along the South line of said Lot 1, a distance of 1022.15 feet; thence North 00 degrees 03 minutes 10 seconds East, a distance of 496.12 feet; thence North 89 degrees 56 minutes 50 seconds West, a distance of 31.42 feet to the point of beginning, thence continuing North 89 degrees 56 minutes 50 seconds West, a distance of 45.00 feet; thence North 00 degrees 03 minutes 10 seconds East, a distance of 24.39 feet; thence South 89 degrees 56 minutes 50 seconds East, a distance of 45.00 feet; thence South 00 degrees 03 minutes 10 seconds West, a distance of 24.39 feet to the point of beginning.

