STATE OF INDIANA

) SS:

2019-088083

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

**COUNTY OF LAKE** 

2019 Dec 19

10:39 AM

## AFFIDAVIT OF DEATH AND AFFIDAVIT FOR TRANSFER OF REAL ESTATE

The Affiant, MARTIN ARVIN, being first duly sworn upon his oath, deposes and says as follows:

- The Affiant is one of the surviving adult children of Esther Troutwine, 1. deceased (hereinafter "Esther").
- Esther was a single woman when she acquired title to the following described real estate situated in Lake County, Indiana, to-wit:

The North 75 feet of Lot 33 and the South 10 feet of Lot 34 in Crestwood Park, in Hobart, as per plat thereof, Recorded in Plat Book 31 Page 8 in the Office of the Recorder of Lake County, Indiana.

Tax Parcel Number 45-08 257t<sup>004t000</sup>7918perty of

And the property address of: 319 Driftwood Drive, Hobart, Indiana 46342 (hereinafter "Real Estate"), but the tax parcel number and property address are provided for informational purposes only and are not part of the description of the Real Estate by a Warranty Deed dated December 11, 2009 and recorded on December 11, 2009 in the Office of the Recorder of Lake County, Indiana as Instrument No. 2009-082215.

- Esther was the mother of two children, Martin Arvin and Terese Arvin (hereinafter "Martin" and "Terese"). Esther died intestate on April 6, 2014 leaving Martin and Terese as her sole heirs at law (hereinafter "Heirs").
- Title to the Real Estate was immediately vested in the Heirs as tenants in common upon Esther's death by operation of law in accordance with IC 29-1-7-23, subject to the power of a Personal Representative to divest title under the requirements of IC 29-1-7-15.1.

HOLD FOR MERIDIAN TITLE

**DEL 18** 2019

JOHN E. PETALAS LAKE COUNTY AUDITOR S, Ku,

5. No petition was filed for probate of a Will and for issuance of Letters Testamentary, for appointment of an administrator with the Will annexed or for the appointment of an administrator under IC 29-1-7-5 within five months after Esther's death, nor did the Clerk issue Letters Testamentary or Letters of Administration within seven months after Esther's death, so the power of a Personal Representative to divest title expired automatically as a matter of law under IC 29-1-7-15.1(b), and title is now invested indefeasibly in the Heirs as follows:

Martin Arvin

Esther's son

50%

319 Driftwood Drive Hobart, IN 46342

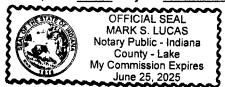
Terese Arvin 3537 Luewan Court Indianapolis, IN 46325 Esther's daughter 50%

6. This Affidavit is made for the purpose of establishing the facts herein contained and to induce the Lake County Auditor to transfer the Real Estate to the names of Martin Arvin and Terese Arvin upon the Lake County Auditor's real estate transfer records.

Further Affiant Stylet Not cument is the property of Dated this 27 day of November 19.

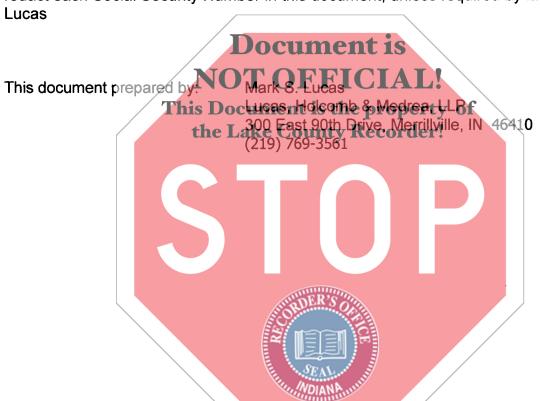
STATE OF INDIANA	)	
	)	SS:
COUNTY OF LAKE	)	

Subscribed and sworn to before me, a Notary Public in and for said County and State, this 27th day of November, 2019.



Mark S. Lucas, Notary Public

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. Mark S. Lucas



## INDIANA STATE DEPARTMENT OF HEALTH Tracking No. 212659 CERTIFICATE OF DEATH

Local	1 No 00	1152		EDR	No 0000		<u> 7 30 </u>		State	Time Of De	<u> 163</u>	1 3 1 0 0 0 0	f Death (Mont	h/Day/Vear
Decedent's Legal Name (Fir		it)			1a. Maiden Name	, ,		2. Sex	"			1	04/06/201	
STHER TROUTWI Social Security Number   6	NE a. Age-Yrs	6b. Under 1	Year   6c. Unde		SABERNIAK 6d. Under 1 Day	6e. Under 1 He	our 7. Date	FEMA of Birth (Mont)		01:25 A			r Foreign Cour	
	90	Months	Days		Hours	Minutes		11/27/19			WN PC	DINT, IN		
Ever in U.S. Armed Forces?	1_	eath Occurred In	•			☐ Hospice Fa	cility 🔲 🗅	ewhere Other T recedent's Hom	_		/Long-term	n Care Facilit	ty	
Yes ⊠ No ☐ Unknow	- '			Outpatient	Dead on Arrival	Other (Spe	cify)		- <del></del>	<u></u>				
MARY MEDICAL City Or Town, State, And 2	. CENTER					13. Cou	nty Of Death			14. N	Varital Stat	tus At Time C	Of Death	
DBART, IN, 46342	1					LAKE					Married [] Widowed	Married, Bu	it Separated r Married 🏻	Divorc Unknown
Surviving Spouse's Name				15a. l	Last Name Before Fi			16. Deceder	rt's Usual Oc	cupation		17. Kind 0	Of Business/In	dustry
						1 40 0 0	•	HOMEMA	KER			OWN H	OME	
Residence - State			18a. County			18b. City O								
DIANA c. Street And Number			LAKE			HOBART			18d. Apt. N	0.	18e. Zip (	Code	18f. Inside	City Limits
9 DRIFTWOOD S	TREET										463	342	⊠ Yes	□ No
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						SEPHIA S					KRA	USF		
CHAEL SABERN Informant's Name	IAK		24a. Reli	ationship To	Decedent	24b. Mailing Ad	dress (Street	And Number, C	ity, State, Z	p Code)	LICION			
ARTIN ARVIN			SON			319 DRIFT	WOOD :	STREET,	HOBAR	T, IN 46	342			
a. Method Of Disposition			25b. Place Of Disp	osition (Nar	25. Pla me Of Cemetery, Cre	ce Of Disposition ematory, Other P	ace) 25c.	Location - City,	Town, And S	itate				
Burial Cremation Removal From State	Donation [	Entombment					4 800		E IN					
Other (Specify):														
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