## 2020-011090

2020 Feb 13

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

STATE OF INDIANA	)	Property No. 45-20-27-201-003.00-012
COUNTY OF LAKE	Ć	

## AFFIDAVIT OF DEVOLUTION

Paul J. Dipiazza, being duly sworn upon his oath, states as follows:

- 1. I make this Affidavit of my own personal knowledge.
- My father, Paulino Dipiazza, died intestate on March 6, 1997, still married to 2. my mother, Helen Dipiazza Document is the property of the Lake County Recorder!
- My mother, Helen Dipiazza, died intestate on December 19, 2015, without 3. having remarried.
- Pursuant to a Trust Deed dated June 25, 1974, and recorded in the Office 4 of the Lake County Recorder on August 9, 1974, as instrument number 263357, my parents, Paulino Dipiazza and Helen Dipiazza were the owners as tenants by the entireties of a one-third (1/3) interest in the following described real estate located in Lake County, Indiana, to-wit:

The East half of the following described parcel: Northwest quarter of the Northeast quarter, except the West 440.0 feet and the North half of the Southwest guarter of the Northeast quarter, except the West 440.0 feet, of Section 27, Township 33 North, Range 8 West of the 2<sup>nd</sup> P.M., in Lake County, Indiana.

Parcel No. 45-20-27-201-003.000-012

FILED

FEB **13** 2020

**JOHN E. PETALAS** LAKE COUNTY AUDITOR

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Commonly known as 181st Avenue, Lowell, Indiana 46356

- 5. The most recent instrument recorded in the Office of the Lake County
  Recorder regarding the above-described property is an installment contract dated
  February 12, 2001, and recorded in instrument number 2001-014200 on February 28,

  2001.
- 6. On the death of Paulino Dipiazza, his interest in the above-described property passed to his surviving wife, Fleien Dipiazza, who became the sole owner thereof.
- 7. On the death of Helen Dipiazza, her interest in the above-described real estate passed, pursuant to Indiana's law of intestate succession, IC 29-1-2-1(d)(1) in equal shares to the three (3) children of Paulino Dipiazza and Helen Dipiazza:

Paul J. Dipiazza, son Barbara Thompson, daughter John C. Dipiazza, son

- 8. That the three (3) surviving news of Paulino Dipiazza and Helen Dipiazza each own a 11.11 percent interest in said real estate as tenants in common.
- 9. That more than seven (7) months have passed since the deaths of Paulino Dipiazza and Helen Dipiazza and no letters testamentary or letters of administration have been issued to a court appointed personal representative for any of the decdents within

the time limits specified under IC 29-1-7-15(1)(d) and no probate court has issued findings and an accompanying order preventing the limitations in section IC 29-1-7-15.1(b) from applying to the decedents' real property.

Tax statements should be sent to: Paul J. Dipiazza 10. 3507 East 34<sup>th</sup> Lane Ocum Hobart &N 46342 Further affiant sayeth nøt. NOT OFFI This Document is the property of the Lake County Recorder Paul J. Dipiazz STATE OF INDIANA SS: COUNTY OF LAKE Before me, a Notary Public in and for the County of Lake, State of Indiana, appeared Paul J. Dipiazza, to me personally known, and subscribed his name to the foregoing instrument after having been sworn epon his oath that the information contained therein is true this 304, day of 3 and 2, 2020. ark 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

This document prepared by:

Mark S. Lucas Lucas, Holcomb & Medrea, LLP 300 East 90th Drive Merrillville, IN 46410

