2020-011134

2020 Feb 13

3:46 PM

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

Parcel Number: 45-16-06-435-007.000-042

TRANSFER ON DEATH DEED

THIS INDENTURE WITNESSETH, that James M. Connelly and Charmaine M. Connelly, Husband and Wife ("Owners"), of Lake County, Indiana, QUITCLAIM and CONVEY and WARRANT to James M. Connelly and Charmaine M. Connelly, Husband and Wife, TRANSFER ON THE SURVIVING OWNER'S DEATH ("TOD") to Phillip J. Connelly, Brian J. Connelly and Victoria S. Connelly ("Primary Beneficiaries"), for no monetary Consideration, the following described real estate in Lake County, Indiana:

Lot 12, in Block 5, in Quail Meadows Unit No. 4, in the City of Crown Point, as per plat thereof, recorded in Plat Book 66, page 27, in the Office of the Recorder of Lake County, Indiana

Commonly known as: 690 Meadow Lane, Crown Point, IN 46307

If any of the Primary Beneficiaries dees not survive the Owners, then the interest of the deceased Primary Beneficiary under this Transfer on Death Deed shall be distributed to the Primary Beneficiary's lineal descendants per stirpes ("LDPS"); provided, however, in the event that any portion of the real estate passes under the Transfer on Death Deed to a lineal descendant of the Owners who is under the age of twenty-one (21) at the time of the surviving Owner's death, then said lineal descendant's interest in the real estate shall be distributed to the lineal descendant's surviving parent (or if the lineal descendant has no surviving parent, to the person named as Executor under the last surviving Owner's Last Will and Testament), as Custodian for the lineal descendant under the Indiana Uniform Transfers to Minors Act.

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JOHN E. PETALAS LAKE COUNTY AUDITOR 25

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IN WITNESS WHEREOF, Owners have caused this Transfer on Death Deed to be executed this 13th day of February, 2020. STATE OF INDIANA COUNTY OF LAKE Publication of said County and State, this 13th Before me, the undersis day of February, 2020, personally appeared James M. Connelly and Charmaine M. Connelly, Husband and Wife, as Owners, and acknowledged the execution of the above and foregoing Transfer on Death Deed as their free and voluntary act. IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year last above written. Laura L. Rybicki L. RYBICKI, Notary Public Resident Of ake County mmission Expires: THIS INSTRUMENT, WAS PREPARED BY: Laura L. Rybicki, Attorney No.: 21389-45 LAURA L. RYBICKI, LLC 9495 Keilman, Suite 2B, St. John, Indiana 46373 Telephone: (219) 365-7766

Grantees' Address and Mail Tax Bills To: James M. and Charmaine M. Connelly 690 Meadow Ln Crown Point, IN 46307 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.

Laura L. Rybicki