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2020-044363

2020 Jul 15

8:30 AM

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

Parcel No.:45-03-07-303-003.000-023

TRANSFER ON DEATH DEED

THIS INDENTURE WITNESSETH, That Victor Garcia and Karen M. Garcia ("Grantors") of the County of Lake, in the State of Indiana, convey and quit-claim to:

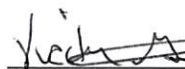
Victor Garcia and Karen M. Garcia as husband and wife
Transfer on Death of the second spouse to Nicole Barrett (Victor Garcia's daughter), Jason Garcia (Victor Garcia's son), and Daniel Saliga (Karen M. Garcia's son), of the County of Lake in the State of Indiana, in equal shares, per stirpes. If any of the named children of Victor Garcia and Karen M. Garcia predecease the second Grantee to die, without lineal decedents surviving, that child's one third share shall be distributed equally to the survivor(s) of the three named children of Victor Garcia and Karen M. Garcia, in equal shares, per stirpes.

the following described real estate in Lake County, in the State of Indiana, to-wit:

Lot 28, in Block 3, in Second Lake Addition to Hammond, as per plat thereof, recorded May 4, 1925, in Plat Book 18 page 12, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 2111 Stanton Avenue, Whiting, Indiana 46394

IN WITNESS WHEREOF, the Grantors have executed this Deed, this 30th day of June, 2020.


Victor Garcia


Karen M. Garcia

STATE OF INDIANA

COUNTY OF LAKE

SS:

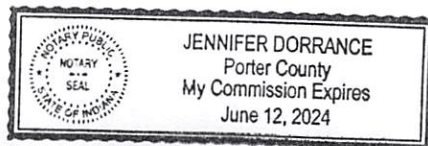


Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Victor Garcia and Karen M. Garcia who acknowledged the execution of the foregoing Transfer on Death Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 30th day of June, 2020.

My Commission Expires June 12, 2024
Commission No. 0686690


Notary Public



FILED
JUL 14 2020
JOHN E. PETALAS
LAKE COUNTY AUDITOR

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CERTIFICATE OF PROOF

WITNESS to the signatures on the foregoing instrument to which this Proof is attached:

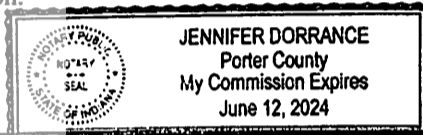
Barbara M. Shaver
Barbara M. Shaver, Witness

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public in and for said County and State, personally appeared Barbara M. Shaver, the above WITNESS to the foregoing instrument, being known to me to be the person whose name is subscribed as a WITNESS to the foregoing instrument, who, being duly sworn by me, did depose and say that she knows Victor Garcia and Karen M. Garcia, Grantors to be the individuals described in and who executed the foregoing instrument; that said WITNESS was present and saw said Grantors execute the same; that said WITNESS as the same time subscribed her name as a witness thereto; and that said WITNESS is not a part to the transaction described in the foregoing instrument and will not receive any interest in or proceeds from the property that is the subject of the transaction.

Witness my hand and Notarial Seal this 30th day of June, 2020.

My Commission Expires June 12, 2024
Commission No. 0686690



Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

This instrument prepared by:
BARBARA M. SHAVER, ESQ.
9013 Indianapolis Blvd.
Highland, IN 46322
219/838-9200

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.

Barbara M. Shaver

Return Deed To: Barbara M. Shaver, 9013 Indianapolis Blvd., Highland, IN 46322
Send Tax Bills To: Victor and Karen Garcia, 2111 Stanton Ave, Whiting, IN 46394
Owners Address: Victor and Karen Garcia, 2111 Stanton Ave, Whiting, IN 46394

