

2020-054828

2020 Aug 21

9:56 AM

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

GRANTEE ADDRESS/TAX MAILING ADDRESS:

Rudy J. Manjarrez
2825 Drexel Drive
Hobart, Indiana 46342

TRANSFER ON DEATH DEED

[transfer language pursuant to IC 32-17-14-11(f)]

THIS INDENTURE WITNESSETH that Rudy J. Manjarrez ("Grantor"), of Lake County, Indiana, conveys and warrants to **Rudy J. Manjarrez, TOD an undivided 1/2 interest to my daughter, Kimberly Ann Talevski, LDPS, and an undivided 1/2 interest to my friend, Donna M. Starkey, no LDPS, as tenants in common,** for no consideration, the following described property situated in Lake County, Indiana, to-wit:

LOT 30 IN BLOCK 4 IN HILLCREST HEIGHTS THIRD ADDITION UNIT NO. 3, IN THE CITY OF HOBART, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 32, PAGE 84, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as: 2825 Drexel Drive, Hobart, Indiana 46342
Parcel Number: 45-09-28-478-003.000-018

SUBJECT TO: Taxes, easements, mortgages, covenants and restrictions of record.
Any state of facts which an accurate survey would reveal.

If Donna M. Starkey does not survive Rudy J. Manjarrez, the whole interest shall transfer to Kimberly Ann Talevski, LDPS.

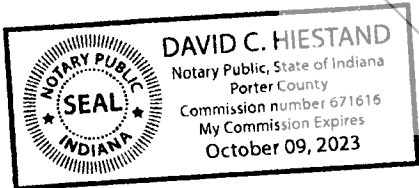
IN WITNESS WHEREOF, the Grantor has executed this Transfer on Death Deed on this day, August 7, 2020.

STATE OF INDIANA)
) SS:
COUNTY OF PORTER)

Rudy J. Manjarrez

Before me, the undersigned Notary Public, in and for said County and State, personally appeared Rudy J. Manjarrez and 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 on this day, August 7, 2020.



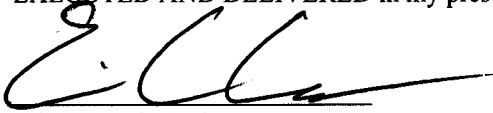
David C. Hiestand, Notary Public
Resident of Porter County, Indiana



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EXECUTED AND DELIVERED in my presence:

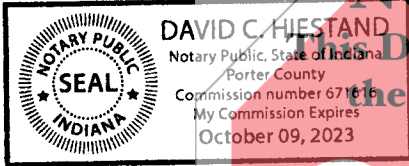


Witness: Erin C. Cosmos

STATE OF INDIANA)
) SS:
COUNTY OF PORTER)

Before me, the undersigned Notary Public, in and for said County and State, personally appeared Erin C. Cosmos, 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, deposes and says that the foregoing instrument was executed and delivered by Rudy J. Manjarrez in the above-named subscribing witness' presence, and that the above-named subscribing witness is not a party 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 on this day, August 7, 2020.



David C. Hiestand, Notary Public
Resident of Porter County, Indiana

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. David C. Hiestand

THIS INSTRUMENT PREPARED BY/RETURN TO:
David C. Hiestand, #27158-64
Hiestand Law Office, LLC, 117 Broadway, Chesterton, IN 46304, (219) 926-2188

