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2020-063591

2020 Sep 14 8:35 AM

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

TRANSFER ON DEATH DEED  
IC 32-17-14-11

ALFRED TERRAZAS JR. and BERTHA TERRAZAS, Husband and Wife (Owner) TRANSFER on Surviving Owner's death to ANDREA TERRAZAS and CHRISTINA TERRAZAS, as Joint Tenants with Right of Survivorship (Primary Beneficiary) any interest Owner owns in the following described real estate:

LOT 17 IN AUTUMN CHASE PHASE FOUR, AN ADDITION TO THE TOWN OF DYER, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 82, PAGE 3, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PARCEL NO.: 45-10-13-354-010.000-034

ADDRESS: 89 BEIRIGER DRIVE  
DYER, IN 46311-2179

Dated: 8/24/2020

*Alfred Terrazas Jr.*  
ALFRED TERRAZAS JR.  
*Bertha Terrazas*  
BERTHA TERRAZAS  
STATE OF INDIANA, COUNTY OF LAKE, SS:



Before me, a notary public in and for said county and state residing in Lake County, Indiana, personally appeared ALFRED TERRAZAS JR. and BERTHA TERRAZAS, Husband and Wife, and acknowledged the execution of the foregoing document, and who, having been sworn, stated that the representations therein contained are true.

Witness my hand and notarial seal this 24th day of August, 2020.

DAVID G. CLARK  
NOTARY PUBLIC  
SEAL  
LAKE COUNTY, STATE OF INDIANA  
MY COMMISSION EXPIRES NOVEMBER 18, 2025  
COMMISSION NO. 705318



*David G. Clark*  
Notary Public



FILED

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SEP 11 2020  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

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3690  
AM

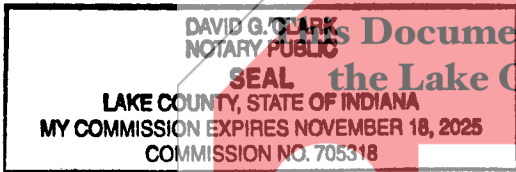
EXECUTED AND DELIVERED in my presence:

Witness: Nancy T. Welframski  
printed name: Nancy T. Welframski

STATE OF INDIANA, COUNTY OF LAKE, SS:

Before me, a Notary Public in and for said County and State, personally appeared Nancy T. Welframski, 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 ALFRED TERRAZAS JR. and BERTHA TERRAZAS, Husband and Wife in the above-named subscribing witness's 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 this 24th day of August, 2020.

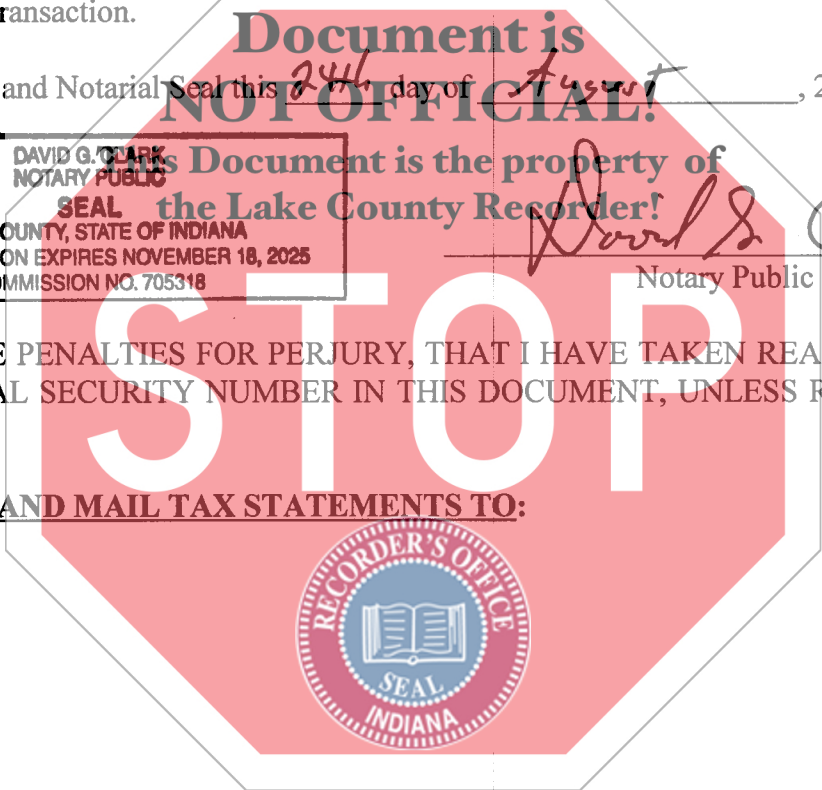


David G. Clark  
Notary Public

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.  
David G. Clark.

**OWNER'S ADDRESS AND MAIL TAX STATEMENTS TO:**

Alfred Terrazas Jr.  
Bertha Terrazas  
89 Beiriger Drive  
Dyer, IN 46311-2179



**BENEFICIARY(S)' ADDRESS(ES):**

Andrea Terrazas  
Christina Terrazas  
89 Beiriger Drive  
Dyer, IN 46311-2179

THIS INSTRUMENT WAS PREPARED BY DAVID G. CLARK, LAWYER #15397-45, CANALIA & CLARK LLC, 8840 CALUMET AVENUE, SUITE 205, MUNSTER, IN 46321, AT THE SPECIFIC REQUEST OF OWNER OR REPRESENTATIVES AND IS BASED SOLELY ON INFORMATION SUPPLIED BY ONE OR MORE OF THOSE PARTIES AND WITHOUT EXAMINATION FOR ACCURACY. THIS PREPARER ASSUMES NO LIABILITY FOR ANY ERROR, INACCURACY OR OMISSIONS IN THIS INSTRUMENT RESULTING FROM THE INFORMATION PROVIDED. THE PARTIES ACCEPT THIS DISCLAIMER BY OWNER'S EXECUTION OF THIS DOCUMENT.

**PREPARED BY, RECORD AND RETURN TO:**

David G. Clark, Esq.  
Canalia & Clark, LLC  
8840 Calumet Avenue, Suite 205  
Munster, IN 46321-2546

L:\ESTATE PLANNING\Terrazas, Alfred & Bertha (IN)\TODD-Transfer on Death Deed.wpd

