

**DEED IN TRUST
(INDIANA)**

4

2020-063600

2020 Sep 14

8:35 AM

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

Above Space for Recorders use only

THE GRANTOR(s)

Gregory Starcevich and Laura A. Starcevich, Husband and Wife, for and in consideration of (\$10.00) Ten and 00/100 DOLLARS, and other good and valuable considerations in hand paid, Convey and (QUIT CLAIM) to **Gregory Starcevich and Laura A. Starcevich**, as trustees of the **Gregory Starcevich and Laura A. Starcevich Trust dated August 28, 2020**, and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Lake and State of Indiana, to wit:

LOT NUMBER 7, FAIRMEADOW 21st ADDITION, BLOCK ONE, TO THE TOWN OF MUNSTER, AS SHOWN IN PLAT BOOK 43, PAGE 92, IN LAKE COUNTY, INDIANA.

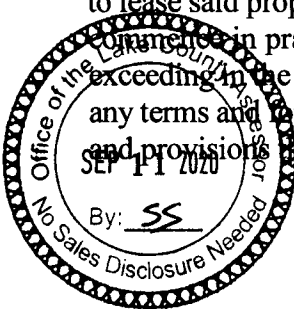
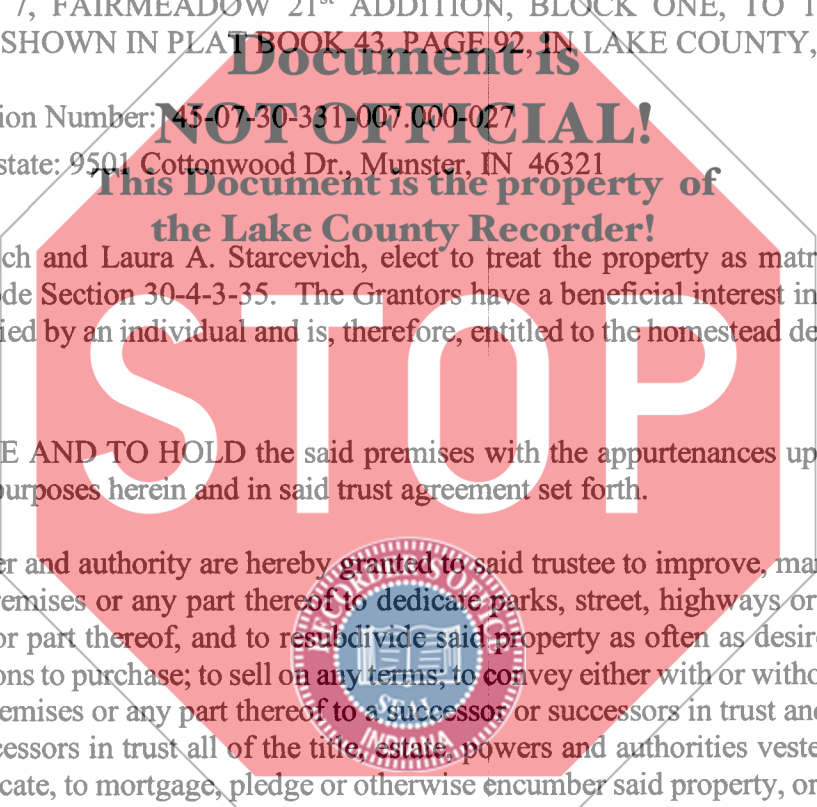
Parcel Identification Number: 45-07-30-331-007.000-027

Address of real estate: 9501 Cottonwood Dr., Munster, IN 46321

Gregory Starcevich and Laura A. Starcevich, elect to treat the property as matrimonial property under Indiana Code Section 30-4-3-35. The Grantors have a beneficial interest in the trust and the property is occupied by an individual and is, therefore, entitled to the homestead deduction under IC 6-1.1-12-17.9

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof to dedicate parks, street, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide said property as often as desired; to contract to sell; to grant options to purchase; to sell on any terms; to convey either with or without consideration; to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee; to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof; to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time of time and to grant options to make leases and to grant options



003343

SEP 11 2020
JOHN E. PETALAS
LAKE COUNTY AUDITOR

25-9879 RME

State of Indiana

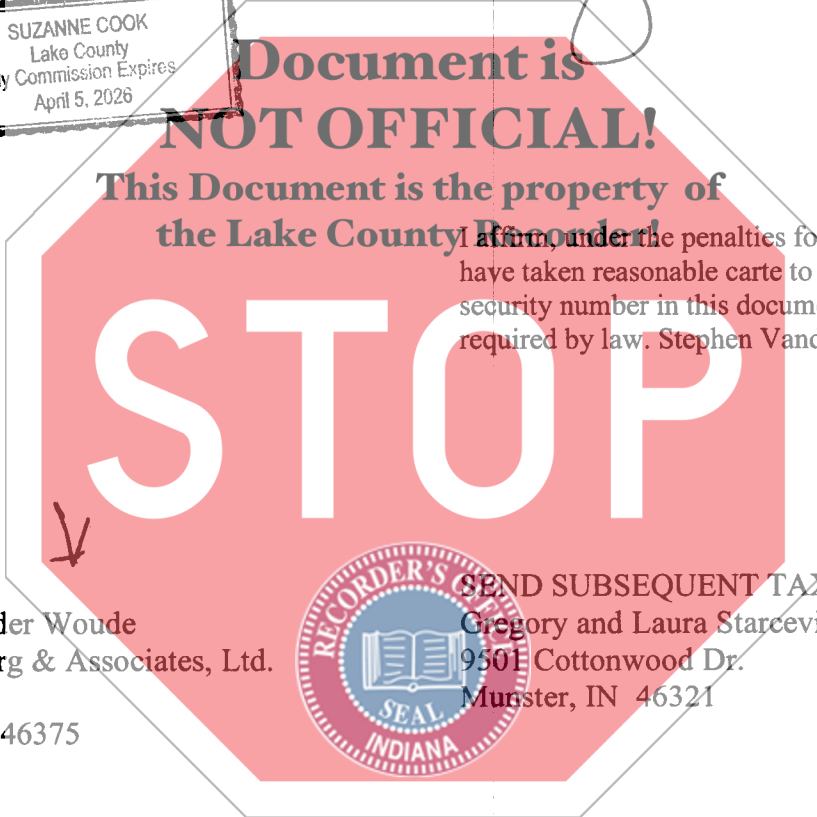
County of Lake ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Gregory Starcevich and Laura A. Starcevich, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 28th day of August, 2020.

Commission expires

Suzanne Cook
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. Stephen Vander Woude

MAIL TO:
Stephen E. Vander Woude
Lanting Paarlberg & Associates, Ltd.
938 W. US 30
Scherville, IN 46375

SEND SUBSEQUENT TAX BILLS TO:
Gregory and Laura Starcevich
9501 Cottonwood Dr.
Munster, IN 46321

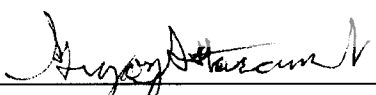
to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals; to partition or to exchange said property, or any part thereof, for other real or personal property; to grant easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof; and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this Indenture and by said trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his, hers, or their predecessor in trust.


The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said Grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Indiana, providing for the exemption of homesteads from sale on execution or otherwise.

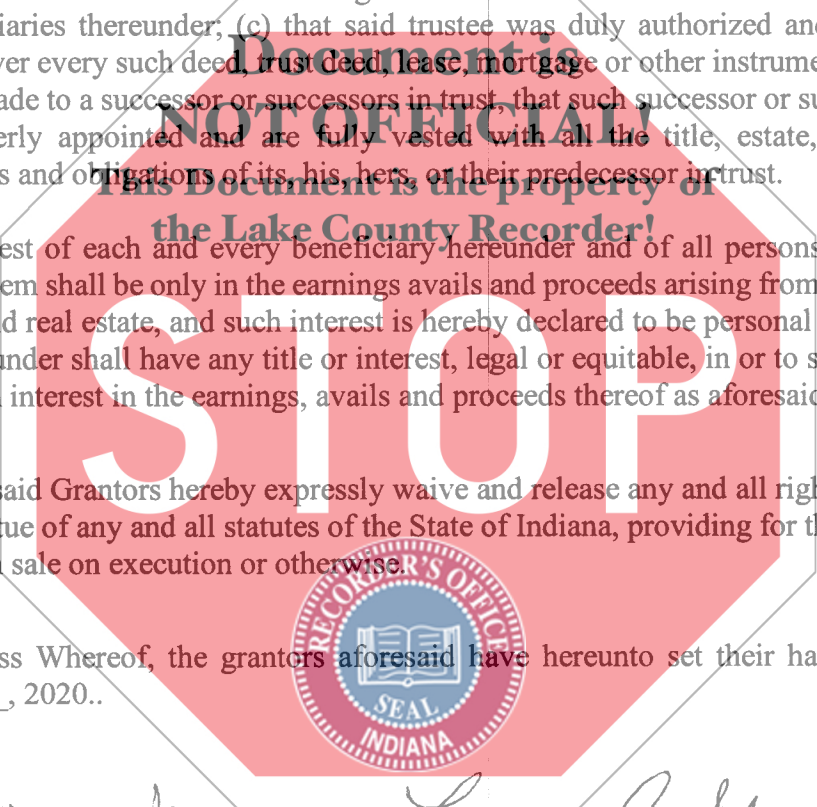
In Witness Whereof, the grantors aforesaid have hereunto set their hand and seal this August 28, 2020..



Gregory Starcevich

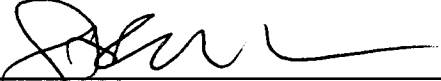


Laura A. Starcevich



CERTIFICATE OF PROOF

WITNESS to the signature(s) on the foregoing instrument to which this Proof is attached:



Witness's Signature

Stephen E. Vander Woude

Witness's Name (must be typed or printed)

PROOF:

State of Indiana)
) SS:
County of Lake)

Before me, a Notary Public in and for said County and State, personally appeared Stephen E. Vander Woude, 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 he/she knows **Gregory Starcevich and Laura A. Starcevich**, Grantors/Signors/Principals to be the individuals described in and who executed the foregoing instrument; that said WITNESS was present and saw said Grantors/Signors/ Principals execute the same; that said WITNESS at the same time subscribed his/her name as a witness thereto, and that said 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 28th DAY OF Aug 2020.

Notary's Signature: 
Notary's Printed Name: SUZANNE COOK

Notary's County of Residence: LAKE

Notary's Commission Expires: 4-5-2026



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. s/Stephen E. Vander Woude

This instrument was prepared by Stephen E. Vander Woude, 938 W. US 30, Schererville, IN 46375.