

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-044455

2:20 PM 2021 Jun 28

# DEED INTO TRUST

THIS INDENTURE WITNESSETH that Mary Beth Kryda, of Lake County, in the State of Indiana ("Grantor"),

## CONVEYS AND WARRANTS

To: Mary Beth Kryda, as Trustee pursuant to the provisions of a Trust Agreement dated June 24, 2021, known as the Mary Beth Kryda Living Trust, and any amendments thereto (the "Trust"), hereinafter referred to as "Trustee", of Lake County, in the State of Indiana, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana, to-wit:

PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 33 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER, 40 RODS OR 660 FEET WEST OF THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 10 RODS OR 165 FEET; THENCE EAST 100 FEET; THENCE SOUTH 10 RODS OR 165 FEET TO THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE WEST 100 FEET TO THE PLACE OF BEGINNING.

Commonly known as: 432 W. Main Street Lowell, IN 46356

Parcel ID: 45-19-22-431-033.000-038

Pursuant to Ind. Code §6-1.1-12-17.9, as amended, Grantor swears and affirms that she, as Trustee, has a beneficial interest in said Trust and would be considered the owner of the above-described real estate pursuant to applicable Indiana law. In no case shall any party dealing with said Trustee in relation to said premises or to whom said real estate or any part thereof shall be sold or conveyed 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, or other instrument executed by said Trustee in relation to said real estate shall

025cc  
CMA 7611  
KK

DULY ENTERED FOR TAXATION SUBJECT  
TO FINAL ACCEPTANCE FOR TRANSFER

JUN 28 2021

JOHN E. PETALAS  
LAKE COUNTY AUDITOR



# NOT AN OFFICIAL DOCUMENT

be conclusive evidence in favor of every person relying upon or claiming under any such conveyance 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;

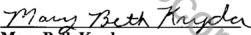
c. that said Trustee was duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and

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 or her 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.

Neither said Trustee nor her successor in trust shall be personally liable upon any conveyance by either of them, either by deed or mortgage.

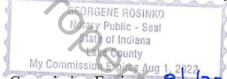
IN WITNESS WHEREOF, the said Mary Beth Kryda has hereunto set her hand this 24th day of June, 2021.

  
**Mary Beth Kryda**

# NOT AN OFFICIAL DOCUMENT

STATE OF INDIANA, COUNTY OF LAKE, SS:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Mary Beth Kryda, who acknowledged the execution of the above and foregoing deed as her free and voluntary act and deed for the uses and purposes therein set forth. Given under my hand and official seal this 24th day of June, 2021.



Georgene Rosinko  
Georgene Rosinko, Notary Public

My Commission Expires: 01/22  
County of Residence of Notary Public: Lake

Grantee's Address/Mail Tax Bills To: 4114 Hermits Lane, Crown Point, IN 46307

**I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.**

/s/ Adam D. Decker (#17926-64)

This instrument prepared by Adam D. Decker, Attorney at Law, 10200 Broadway, Crown Point, IN 46307.

Online County Recorder