

# NOT AN OFFICIAL DOCUMENT

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MAIL TAX BILLS TO:  
Mary Baranowski  
15210 Colfax Street  
Lowell, IN 46356  
Grantee's Address Above

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-045181

9:32 AM 2021 Jul 2

## TRANSFER ON DEATH DEED

MARY BARANOWSKI (the "Owner"), of Lake County, Indiana, **Transfers and Quit Claims upon Death** a one-third (1/3) undivided interest to **DIANE K. PUDLO**, a one-third (1/3) undivided interest to **ERIC REESE**, and the remaining one-third (1/3) undivided interest equally to **KARIE A. STEUER**, **LESLEY M. KOLAYA**, and **MICHAEL L. BARANOWSKI**; all as the the "Primary Beneficiaries." For No Consideration, the following Real Estate in Lake County, Indiana:

Lot 96 in Parkview Terrace 2<sup>nd</sup> Addition to the Town of Dyer, as shown in Plat Book 45, Page 125, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 939 Devonshire Lane, Dyer, Indiana 46311  
Key Number: 45-11-06-106-002.000-034

If the Primary Beneficiary **DIANE K. PUDLO** does not survive the Owner, her interest under this Transfer on Death Deed shall be distributed to her surviving issue by representation, as Tenants in Common, as her "Contingent Beneficiaries." If the Primary Beneficiary **ERIC K. REESE** does not survive the Owner, his interest under this Transfer on Death Deed shall be distributed to **KEVIN REESE** as his "Contingent Beneficiary." If any of the Primary Beneficiaries **KARIE A. STEUER**, **LESLEY M. KOLAYA**, and/or **MICHAEL L. BARANOWSKI** does not survive the Owner, such deceased beneficiary's interest under this Transfer on Death Deed shall be distributed to his or her surviving issue by representation, as Tenants in Common, as his or her "Contingent Beneficiaries," subject however, to the following. The share distributable to any Contingent Beneficiary over the age of 21 at the time of the Owner's death shall be distributed to them outright. The share distributable to any Contingent Beneficiary under the age of 21 at the time of the Owner's death shall be distributed to such beneficiary's surviving parent(s) or legal guardian, as "Custodian under the Indiana Uniform Transfers to Minors Act (UTMA)" to be held on behalf of such Contingent Beneficiary until reaching the age of 21.

Subject To: all unpaid real estate taxes and assessments for 2020 payable in 2021, and for all real estate taxes and assessments for all subsequent years.

Subject To: all easements, conditions, restrictions, covenants, limitations and building setback lines contained in prior instruments of record, and for all building and zoning ordinances.

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Rr  
**FILED**

**JUL 02 2021**

**JOHN E. PETALAS  
LAKE COUNTY AUDITOR**

# NOT AN OFFICIAL DOCUMENT

Dated: June 23, 2021

Mary Baranowski  
MARY BARANOWSKI

State of Indiana

County of Lake )

Before me, a Notary Public in and for said County and State, on June 23, 2021, personally appeared **MARY BARANOWSKI**, and acknowledged the execution of the foregoing Transfer of Death Deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.



Kent A. Jeffirs  
Kent A. Jeffirs, Notary Public

Prepared by: Attorney Kent A. Jeffirs, 104 W. Clark St., Crown Point, IN 46307

I, Kent A. Jeffirs, affirm, under penalties of perjury, I took reasonable care to redact each Social Security number on this document, unless required by law.

Kent A. Jeffirs  
Kent A. Jeffirs