

# NOT AN OFFICIAL DOCUMENT

MAIL TAX BILLS TO:  
John R. Levitt  
3905 W 106<sup>th</sup> Ln  
Crown Point, IN 46307  
Grantee's Address Above

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-072219

8:39 AM 2021 Dec 20

## TRANSFER ON DEATH DEED

This indenture witnesses that: JOHN R. LEVITT (the "Owner"), of Lake County, Indiana, **Transfers and Quit Claims on Death** to **KIMBERLY COLE, JAIME KRUEGER, and DANA CAGLE** equally, as Tenants in Common, (the "Primary Beneficiaries"), **For No Consideration**, the following Real Estate in Lake County, Indiana:

LOT 68, IN WEST-LONG SUBDIVISION TO CROWN POINT, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 31, PAGE 43, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY INDIANA.

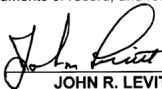
Commonly known as: 3905 W 106<sup>th</sup> Ln, Crown Point, IN 46307  
Key No: 45-16-06-452-002.000-041

If any Primary Beneficiary fails to survive the Owner, the interest of the deceased Primary Beneficiary under this Transfer on Death Deed shall be distributed to his or her surviving issue by representation, subject to the following. Any beneficiary over the age of 30 years shall receive his or her share outright. The share of any beneficiary under the age of 30 years shall be distributed to the Trustee named under Article VII of the Owner's Last Will and Testament dated December 15, 2021 for his or her benefit, which Will is incorporated herein by reference. If any Primary Beneficiary fails to survive the Owner and leaves no surviving issue, his or her interest hereunder shall be distributed equally to the surviving Primary Beneficiaries, or to their surviving issue by representation, subject to Article VII of the Owner's Last Will and Testament for any beneficiary under the age of 30 years.

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.

Dated: December 15, 2021

  
\_\_\_\_\_  
JOHN R. LEVITT

**FILED**  
**DEC 16 2021**  
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

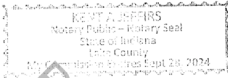
25.00  
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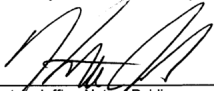
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STATE OF INDIANA     )  
                                  )  
COUNTY OF LAKE     )

Before me, the undersigned, a Notary Public in and for said County and State, on May 13, 2021, appeared **ANITA J. KAMMER**, who acknowledged the execution of the foregoing Transfer of Death Deed.

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



  
\_\_\_\_\_  
Kent A. Jeffirs, Notary Public

Prepared by: Kent A. Jeffirs, Attorney at Law, 104 W. Clark Street, Crown Point, IN 46410.

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/ Kent A. Jeffirs  
Kent A. Jeffirs

Property of Lake County Recorder