**FILED** 

Mar 16 2022 LM JOHN E. PETALAS LAKE COUNTY AUDITOR 2022-511226 03/16/2022 10:32 AM TOTAL FEES: 25.00 BY: SP PG #: 4 STATE OF INDIANA LAKE COUNTY FILED FOR RECORD GINA PIMENTEL RECORDER

#### TRANSFER ON DEATH AFFIDAVIT

Tax I.D.: #45-11-13-127-015.000-036

STATE OF INDIANA, COUNTY OF LAKE ) SS:

MARIE EISENSTEIN, affiant, being first duly sworn upon oath, depose and state:

- That ROSE M. PRESCARO a/k/a ROSE MARIE PRESCARO died on the 1ST day of January, 2022 at Merrillville, Lake County, Indiana.
- 2. That at the time of her death, she held fee simple interest in the following described real estate: LOT 1, EXCEPT THE NORTH 41.30 FEET BY PARALLEL LINES AS MEASURED ALONG THE WEST LINE THEREOF, IN PRAIRIE RIDGE, A SUBDIVISION IN THE TOWN OF SCHERERVILLE, INDIANA, AS PER RECORD PLAT THEREOF APPEARING IN PLAT BOOK 96 PAGE 71. IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, EXCEPTING THEREFROM: A 15 FOOT BY 20 FOOT SIGN EASEMENT, MORE PARTICULARLY DESCRIBED AS FOLLOWS: A PARCEL OF LAND, LYING IN THE SOUTHEAST PORTION OF LOT 1, PRAIRIE RIDGE, RECORDED IN PLAT BOOK 096, PAGE 71. IN THE LAKE COUNTY RECORDERS OFFICE. LAKE COUNTY GOVERNMENT CENTER, CROWN POINT, INDIANA 46307. COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1. THENCE 65°29'11" WEST, A DISTANCE OF 42.22 FEET ALONG THE SOUTH LINE OF SAID LOT 1: THENCE NORTH 24°30'49" EAST, PERPENDICULAR TO SAID SOUTH LINE OF LOT 1 A DISTANCE OF 15300 FEET TO THE NORTH LINE OF AN EXISTING 15 FOOT DRAINAGE AND UTILITY EASEMENT, FOR A POINT OF BEGINNING: THENCE CONTINUING NORTH 24°30'49" EAST, A DISTANCE OF 15.00 FEET TO THE EXISTING 30 FOOT BUILDING LINE; THENCE SOUTH 65°29'11" EAST, A DISTANCE OF 20.00 FEET; THENCE SOUTH 24°30'49" WEST, A DISTANCE OF 15.00 FEET TO THE AFOREMENTIONED EXISTING 15 FOOT DRAINAGE AND UTILITY EASEMENT. THENCE NORTH 65°29'11" WEST, A DISTANCE OF 20.00 FEET ALONG THE AFOREMENTIONED EXISTING 15 FOOT DRAINAGE AND UTILITY EASEMENT TO THE POINT OF BEGINNING: CONTAINING 300 SQUARE FEET MORE OR LESS.

COMMONLY KNOWN AS: 7046 TOMPKINS CT., GRIFFITH a/k/a SCHERERVILLE, IN 46319

- 3. That there was a Transfer of Death Deed dated 02/11/10 and recorded 02/18/10 as Document No. 2010-009191; Transferees (primary beneficiaries) at time of death are MICHAEL PRESCARO, MARK PRESCARO, MARIE EISENSTEIN, RONALD PRESCARO JR. AND RAY PRESCARO, which further indicated on said Transfer on Death Deed, that "should any named beneficiary fail to survive Owner (Rose M. Prescaro), then this Transfer on Death Deed shall lapse as to the deceased beneficiary.
- That named beneficiary, Michael Prescaro, a/k/a Michael Anthony Prescaro, died on September 17, 2021, predeceasing Rose M. Prescaro, thus terminating his status as a beneficiary.



COMMUNITY TITLE COMPANY

5.	The Surviving Beneficiaries, who own as Tenants in Common are: MARK PRESCARO, MARIE EISENSTEIN, RONALD PRESCARO JR. AND RAY PRESCARO.
6.	The undersigned's relationship to Rose M. Prescaro and Michael Prescaro was as:
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FUR	THER, Affiant saith naught.
	Main Eisenstein
	MARIE EISENSTEIN
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SIAI	E OF <u>-tive app</u> , COUNTY OF <u>Lake</u> ) SS:
	Before me, the undersigned, a Notary Public in and for said county and state this day of
Marc	(202) -, personally appeared MARIE EISENSTEIN and acknowledged the execution of the foregoing
Affida	vit. In witness whereof, I have hereunto subscribed my name and affixed my official seal.
Marc	ommission Expires: March 26,008 Signature: Widel O View
Count	y of Residence: L4(C Printed: M. Chief D. VG) , Notary Public
Count	MICHAEL D. VASS
	Notary Public, State of Indiana
	Gommission + 698421 My Commission Expires
	March 26, 2025
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This is	strument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45
	VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46303  No legal opinion given or rendered. All information used in preparation
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	DARLEEN S. BIRCHEL
Signat	ure Typed Name
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INDIANA STATE DEPARTMENT OF HEALTH CERTIFICATE OF DEATH Tracking No. 307064

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	INDIANA STATE DEPARTMENT OF HEALTH Tracking No. 294270 CERTIFICATE OF DEATH							
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