

# NOT AN OFFICIAL DOCUMENT

2

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2023-005605

12:50 PM 2023 Feb 15

Property Number 45-19-01-334-002.000-007

Mail Future Tax Bills To:  
5520 W. 154<sup>th</sup> Avenue  
Lowell, Indiana 46356

Grantees Mailing Address:  
5520 W. 154<sup>th</sup> Avenue  
Lowell, Indiana 46356

## TRANSFER ON DEATH DEED

**This Indenture Witnesseth** that Don Mikrut does hereby grant, bargain, sell and convey his undivided one-half interest in the real estate described below to Don Mikrut and upon his death to Michelle M. Mikrut. In the event Michelle M. Mikrut fails to survive Don Mikrut, then and in that event her interest shall be distributed to Daniel E. Mikrut and Samantha M. Mikrut, as tenants in common. If either Daniel E. Mikrut or Samantha M. Mikrut fail to survive Don Mikrut, then and in that event, their interest shall be distributed to the survivor of them. The foregoing transfer is made for and in consideration of the sum of ten dollars and 00/100 (\$10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, in the following described real estate in Lake County, State of Indiana, to-wit:

Lot 2 in Marina, an addition to Lake County, Indiana as per Plat thereof, recorded on August 15, 2019 as document No. 2019-055067, in Plat Book 112, Page 59, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 5520 W. 154<sup>th</sup> Avenue, Lowell, Indiana 46356

## EXEMPT FROM SALES DISCLOSURE

This conveyance is subject to real estate taxes, easements, restrictions of record, questions of survey, and building and zoning ordinances, now or hereafter in effect.

IN WITNESS WHEREOF, the said Don Mikrut has caused this Deed to be signed, this 10<sup>th</sup> day of February, 2023.

  
\_\_\_\_\_  
Don Mikrut

**FILED**

FEB 15 2023

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

25 -  
1565  
RM

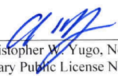


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STATE OF INDIANA        )  
                                      ) SS:  
COUNTY OF LAKE        )

Before me, a Notary Public, in and for said County and State, this 10<sup>th</sup> day of February, 2023, personally appeared **Don Mikrut**, who acknowledged the execution of the foregoing instrument as his free and voluntary act.

Given under my hand and notarial seal.

  
\_\_\_\_\_  
Christopher W. Yugo, Notary Public  
Notary Public License No.: NP0681709

My Commission Expires:    March 27, 2024  
County of Residence:        Lake

**Record and Return to:**    **Christopher W. Yugo**  
                                      **Attorney at Law**  
                                      **1313 White Hawk Drive**  
                                      **Crown Point, Indiana 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.

Christopher W. Yugo, Esq.

This Document was prepared by:  
Christopher W. Yugo, Indiana Attorney Number 17624-45,  
1313 White Hawk Drive, Crown Point, Indiana 46307