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Mail Tax Bills To:  
Bruce Miller  
2331- 169<sup>th</sup>  
Hammond, IN 46323

Return To: Daniel Ostojic  
Attorney at Law  
6287 Central Avenue  
Portage, IN 46368

### AFFIDAVIT FOR TRANSFER OF REAL PROPERTY

BRUCE MILLER, being first duly sworn upon his oath, deposes and says:

1. MARK W. MILLER died intestate March 18, 2022, while domiciled in Lake County, Indiana.
2. He is the surviving adult brother of MARK W. MILLER.
3. At the time of his death, MARK W. MILLER was the owner of the following described real estate in Lake County, Indiana:

LOT 12, EXCEPT THE EAST 2 FEET THEREOF, IN BLOCK 8, IN FORESTDALE, IN THE CITY OF HAMMOND, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 20 PAGE 16, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Commonly known as 2331 – 169<sup>th</sup>, Hammond, Indiana 46323

Parcel ID No.: 45-07-08-283-023.000-023

Such real estate shall be referred to in this Affidavit as the "Real Estate".

4. MARK W. MILLER acquired ownership of the Real Estate pursuant to a Warranty Deed from JEROME SUKTA to MARK W. MILLER dated March 28, 1990 and recorded March 30, 1990 as Document No. 092290 in the Office of the Recorder of Lake County, Indiana.
5. No petition was filed for probate of a will and for issuance of letters testamentary, for appointment of an administrator with the will annexed, or for the appointment of an administrator under IC 29-1-7-5 within five (5) months after MARK W. MILLER'S death, nor did the Clerk issue letters testamentary or letters of administration within seven (7) months after MARK W. MILLER'S death, so the power of a personal representative to divest ownership expired automatically as a matter of law under IC 29-1-7-15.1(b).

**FILED**

JUN 07 2023

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

25-  
15219  
E (RM)

# NOT AN OFFICIAL DOCUMENT

6. To the best of the affiant's knowledge, MARK W. MILLER left surviving him the following heirs at law pursuant to IC 29-1-2-1:

BRUCE MILLER - brother

7. MARK W. MILLER left no other child or children, or descendants of any predeceased child or children, and all survivors are competent adults.
8. Pursuant to Indiana Code 29-1-7-23, when MARK W. MILLER died, the Real Estate passed to his heirs at law, subject to the power of a personal representative to divest ownership under the requirements of IC 29-1-7-15.1.
9. Ownership of the Real Estate is now vested indefeasibly in the heirs at law as follows:

<u>NAME</u>	<u>RELATIONSHIP</u>	<u>ADDRESS</u>	<u>SHARE</u>
Bruce Miller	Brother	22170 Wynsmythe Dr. Mattawan, MI 49071	100%

10. The estate of MARK W. MILLER was not subject to federal estate tax.
11. The maximum period for creditors to file claims against the estate of MARK W. MILLER (nine (9) months from the date of death) expired on December 18, 2022.
12. To the best of the affiants' knowledge, the statements made in this Affidavit are true and complete and are made for the purpose of establishing the ownership of the Real Estate, to obviate any problem concerning Federal Estate Tax, and to induce the Auditor of Lake County, Indiana, to transfer ownership of the Real Estate to BRUCE MILLER.

This affiant says nothing further.

In Witness Whereof, BRUCE MILLER has executed this Affidavit this 19 day of MAY, 2023.

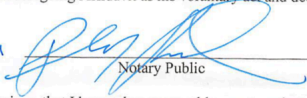
  
\_\_\_\_\_  
BRUCE MILLER, Affiant

# NOT AN OFFICIAL DOCUMENT

STATE OF )  
 )  
COUNTY OF )

Before me, the undersigned, a Notary Public in and for said County and State, this 19th day of May, 2023, personally appeared BRUCE MILLER, and acknowledged his execution of the foregoing Affidavit as his voluntary act and deed.

Phillip John Reed  
Notary in Van Buren County  
Expires 7-23-27



Notary Public

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.

X 

This Instrument Prepared By: Daniel Ostojic, Attorney at Law, 6287 Central Avenue, Attorney at Law, 6287 Central Avenue, Portage, Indiana, 46368, (219) 764-0042, at the specific request of the owner or the owner's representatives and is based solely on information supplied by one or more of those parties and without examination for accuracy. This prepare assumes no liability for any errors, inaccuracy or omissions in this instrument resulting from the information provided. The parties accept this disclaimer by the owner's examination of this document.

Property of Lalo County Recorder